

CONVERSION TO A 3 STORY AND CELLAR RESIDENTIAL USE BUILDING (9 UNITS)

2575 BEDFORD AVE, BROOKLYN, NY 11226



DRAWING LIST

1	T-001	COVER SHEET
2	Z-001	PLOT PLAN, ZONING ANALYSIS
3	Z-002	BASE HEIGHT SETBACK ISOMETRIC DIAGRAM
4	Z-003	GROSS FLOOR AREA DIAGRAM
5	GN-001	GENERAL NOTES
6	GN-002	ADA COMPLIANCE DETAILS
7	A-001	EXISTING FLOOR PLANS
8	A-100	PROPOSED CELLAR FLOOR PLAN
9	A-101	PROPOSED FIRST FLOOR PLAN
10	A-102	PROPOSED SECOND FLOOR PLAN
11	A-103	PROPOSED THIRD FLOOR PLAN
12	A-104	PROPOSED ROOF PLAN
13	A-200	FRONT AND REAR ELEVATION
14	A-300	LONGITUDINAL SECTIONS
15	A-301	CROSS SECTIONS
16	A-302	SECTIONS DETAILS
17	A-400	DOOR SCHEDULE
18	A-500	WALL PARTITIONS
19	EN-001	PROGRESS INSPECTIONS - CODE COMPLIANCE
20	EN-002	ENERGY TABLE

ITEMS SUBJECT TO CONTROLLED INSPECTION THE FOLLOWING PROCEDURES SHALL BE SUBJECT TO SPECIAL INSPECTION:

SPECIAL INSPECTIONS:

- FIRE RESISTANT PENETRATION AND JOINTS BC 1704.27

PROGRESS INSPECTIONS:

- ENERGY CODE COMPLIANCE INSPECTION	TR8	BC 110.3.5
- FIRE RESISTANCE RATED CONSTRUCTION		BC 110.3.4

ENERGY CODE PROGRESS INSPECTION: TR-8

- FENESTRATION U-FACTOR AND PRODUCT RATING	(IA3)
- FENESTRATION AIR LEAKAGE	(IA4)
- FENESTRATION AREAS	(IA5)
- MEETTERING	(IC1)
- INTERIOR LIGHTING POWER	(IC2)
- MAINTENANCE INFORMATION	(ID1)

Architect:

Nikolai Katz Architect

682 Broadway
New York, NY 10012
(917) 568-8415

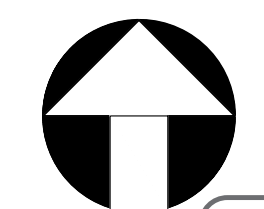
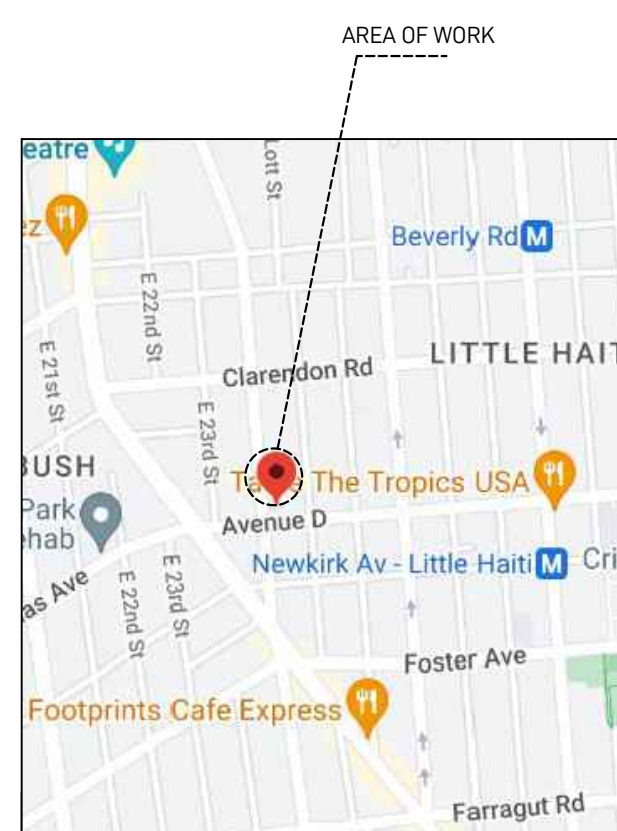
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

COVER SHEET & DRAWING LIST

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-I1

SEAL & SIGNATURE

DATE: _____

PROJECT NO:

DRAWING BY:

SCALE: AS NOTED

DWG NO:

T-001.00

SHEET NO.

01 OF 20

PROJECT INFORMATION

2575 BEDFORD AVE
BROOKLYN, NY 11226

BLOCK: 5190 LOT: 46
ZONING: R6
COMMERCIAL OVERLAY: NONE
ZONING MAP: 23a

COMMUNITY BOARD : 317
USE GROUP: 2
OCCUPANCY GROUP: RES.
CONSTRUCTION CLASS: 3
MULTIPLE DWELLING CLASS: N.L.

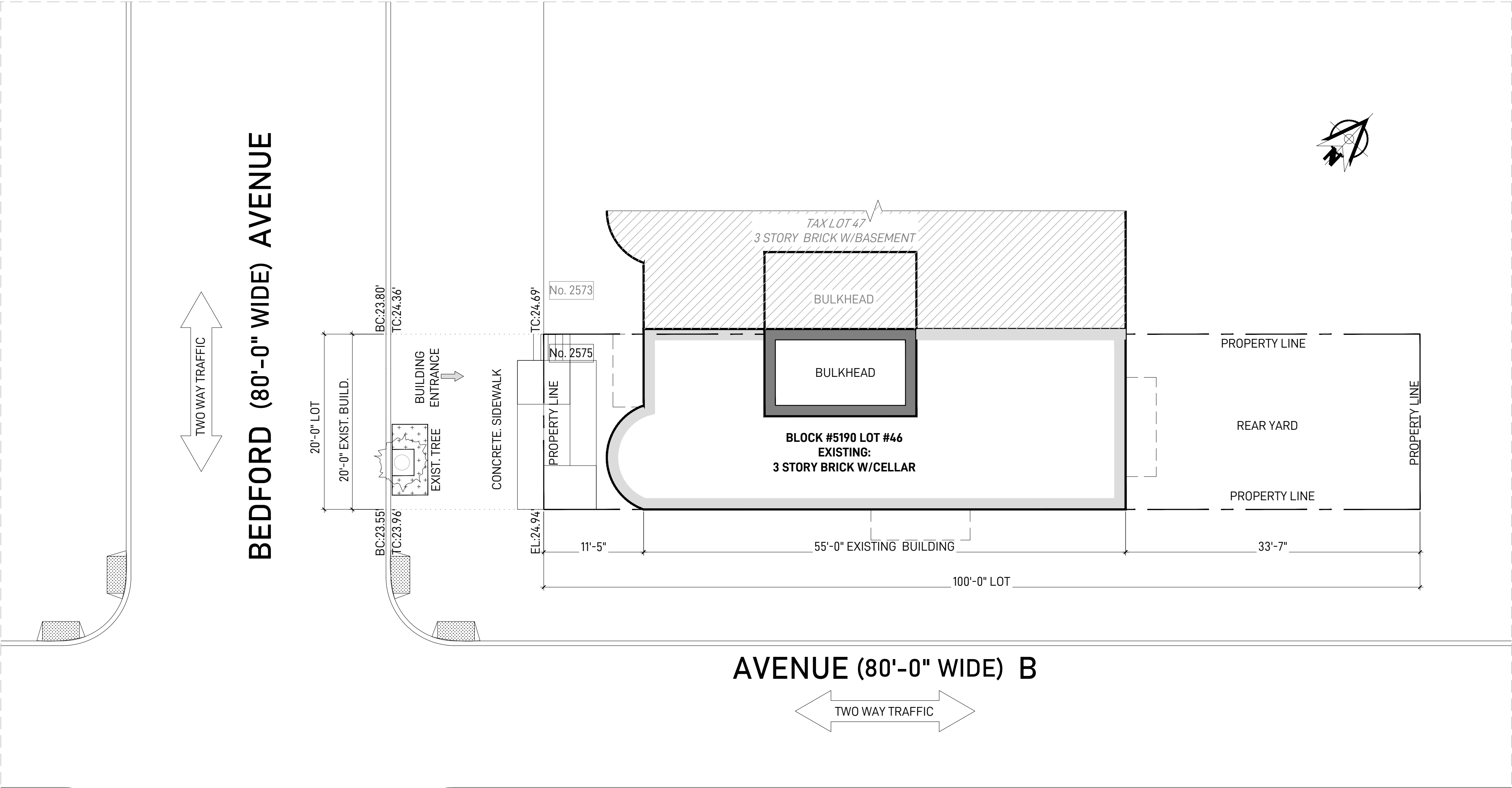
SCOPE OF WORK:
PROPOSED CONVERSION TO AN EXISTING 3 STORY AND CELLAR RESIDENTIAL BUILDING.
EXISTING 3 UNITS PROPOSED TOTAL OF 9 RESIDENTIAL UNITS.
NO CHANGE IN BULK

- TOTAL ZONING LOT AREA = **2,000.00 SF** SEE SHEET Z-003 FOR LOT AREA CALCULATION
- TOTAL GROSS FLOOR AREA = **4,680.97 SF** SEE SHEET Z-003 FOR GROSS F.A
- TOTAL ZONING FLOOR AREA: = **3,510.73 SF**

RESIDENTIAL FLOOR AREA			
FLOOR	TOTAL EXISTING	TOTAL GROSS	TOTAL ZFA
CELLAR FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	
FIRST FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
SECOND FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
THIRD FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
ROOF FLOOR			
TOTAL	4,680.97 SQ. FT.	4,680.97 SQ. FT.	3,510.73 SQ. FT.

ZONING ANALYSIS :				
	ITEM	PERMITTED / REQUIRED	EXISTING	PROPOSED
ZR 22-12	USE PERMITTED	USE GROUP 2	USE GROUP 2	NO CHANGE
ZR 23-153	MAX F.A.R. R6 (WIDE ST. Q.H.)	3.00 ~ 2,000.00 x 3.00 = 6,000.00 SF	3510.73 SQ. FT. /2000 = 1.75 FAR	NO CHANGE
ZR 23-156	LOT COVERAGE (CORNER LOT)	100% 2,000.00 x .100 = 2,000.00 SF	1170.24 / 2000 = 58.51%	NO CHANGE
ZR 23-22	DENSITY	6,000.00 (FAR)/ 680 (FACTOR) =8.82 9 UNITS PERMITTED	3 UNITS	9 UNITS PROPOSED
ZR 23-32	MINIMUM LOT AREA	1700 SF	2,000.00 SQ. FT.	NO CHANGE
ZR 23-32	MINIMUM LOT WIDTH	18 FT	20'-0"	NO CHANGE
YARDS				
ZR 23-45	FRONT YARD	NOT REQUIRED	11'-5"	NO CHANGE
ZR 23-462	SIDE YARD	0'-0" OR 8'-0"	0'-0"	NO CHANGE
ZR 23-47	REAR YARD	30'-0"	33'-7"	NO CHANGE
HEIGHT AND SETBACK				
ZR 23-661 (A)(1)(2)	STREET WALL LOCATION	The street wall shall be located no closer to the street line than the closest street wall, or portion thereof, of an existing adjacent building on the same or an adjoining zoning lot located on the same street frontage, that is both within 10 feet of the street line and within 25 feet of such Quality Housing building. On corner lots, the street wall location provisions of paragraph (a)(1) shall apply along only one street line.	STREET WALL IS LOCATED 11'-5" FROM THE STREET LINE. ALIGNED WITH ADJACENT BUILDING	NO CHANGE
ZR 23-662 (a)	MINIMUM BASE HEIGHT	40'-0"	34'-2"	NO CHANGE
	MAXIMUM BASE HEIGHT	65'-0"	34'-2"	NO CHANGE
	MAXIMUM BUILDING HEIGHT	70'-0"	34'-2"	NO CHANGE
PARKING REQUIREMENTS				
ZR 25-241	RESIDENTIAL PARKING LOT IS LESS THEN 10,000 SF	50% OF DWELLING UNITS ~ PROPOSED 9 UNITS / 50 = 5 REQUIRED	N/A	5 WAIVED PER ZR 25-261
ZR 25-811	BICYCLE PARKING	1 PER 2 DWELLING UNITS ~ 9 UNITS / 2 = 5 REQUIRED	N/A	5 WAIVED PER ZR 25-811
ZR 23-03 ZR 26-41	STREET TREE PLANTING	1 PER 25' OF STREET FRONTAGE ~ 120'-0"/ 25' = 4.8 5 REQUIRED	N/A	N/A FOR CONVERSIONS

ZR 28-00 QUALITY HOUSING REQUIREMENTS :		
	REGULATIONS	PROPOSED
ZR 23-011 (b)	QUALITY HOUSING PROGRAM	SEE BELOW FOR COMPLIANCE
ZR 28-11 23-011 (b)	ELEVATED GROUND FLOOR UNITS	NOT APPLICABLE
ZR 28-12 23-011 (b)	REFUSE DISPOSAL ROOM - REQ'D FOR 9 UNIT AND MORE REFUSE STORAGE - 2.9 CU. FT. PER DWELLING UNIT 9 UNITS PROPOSED, 9 x 2.9 = 26.1 CUBIC FT. REFUSE DISPOSAL ROOM - 12 S.F. PER STORY WITH NO DIMENSION LESS THEN 3'-0" FT.	PROP'D DEVELOPMENT 9 UNITS, REFUSE STORAGE AND DISPOSAL ROOM PROVIDED, SEE PLANS PROP'D DEVELOPMENT 9 UNITS, REFUSE STORAGE ROOM PROVIDED ON CELLAR FLOOR 7'-6" x 3'-0" x 9'-0" = 202.5 <26.1 REFUSE DISPOSAL ROOM OF 12 SF PROVIDED IN ON EACH FLOOR, WITH NO DIMENSION LESS THEN 3'-0" SEE FLOOR PLANS'
ZR 28-13 23-011 (b)	LAUNDRY FACILITY 1 WASHING PER 20 UNITS 1 DRYER PER 40 UNITS	NOT PROVIDED, PROPOSED DEVELOPMENT IS 9 UNITS
ZR 28-14 23-011 (b)	DAYLIGHT IN CORRIDORS	N/A
ZR 28-21 23-011 (b)	REQUIRED RECREATION SPACE OF 3.3% OF RESIDENTIAL FLOOR AREA WITH NINE OR MORE #DWELLING UNITS STANDARDS FOR RECREATION SPACE, MIN DIMENSION SHALL BE 15'-0", MIN FOR OUTDOOR RECREATION 225 SF	TOTAL RESIDENTIAL F.A; 3510.73 SF 3510.73 x %3.3 = 116 SF REQ'D OUTDOOR RECREATION PROPOSED IN THE REAR YARD 300 SQ. FT. > 116 THEREFORE OK
ZR 28-23 23-011 (b)	PLANTING AREA - BETWEEN STREET LINE AND STREET WALL OF BUILDING	SEE PLOT PLAN
ZR 28-31 23-011 (b)	DENSITY PER CORRIDOR - 11 UNITS PER CORRIDOR FIFTY PERCENT OF THE SQUARE FOOTAGE OF A CORRIDOR MAY BE EXCLUDED FROM F.A. IF NOT EXCEEDING THE MAX.	N/A
ZR 28-50 23-011 (b)	PARKING FOR QUALITY HOUSING	SEE ANALYSIS ABOVE

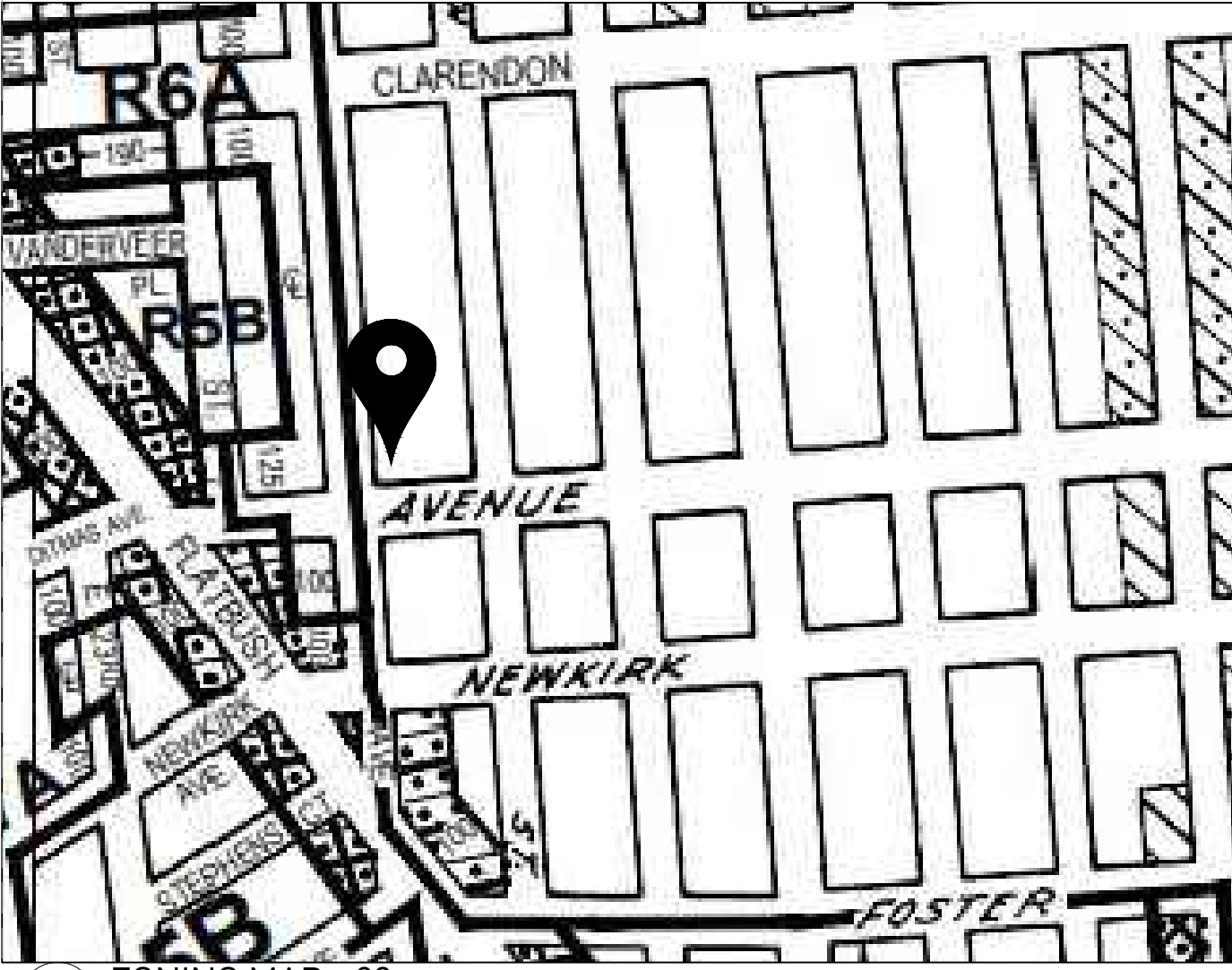


1 PLOT PLAN

BASE PLANE CALCULATION:
24.94 + 24.69 = 49.63/2 = **24.81'**

WRITTEN NOTIFICATION WILL BE MADE TO THE DEPARTMENT OF PARKS
& RECREATION PRIOR TO COMMENCEMENT OF SUCH WORK

NO DELETERIOUS, CAUSTIC OR ACID MATERIALS SHALL BE DUMPED OR
MIXED WITHIN 10' OF SUCH TREE



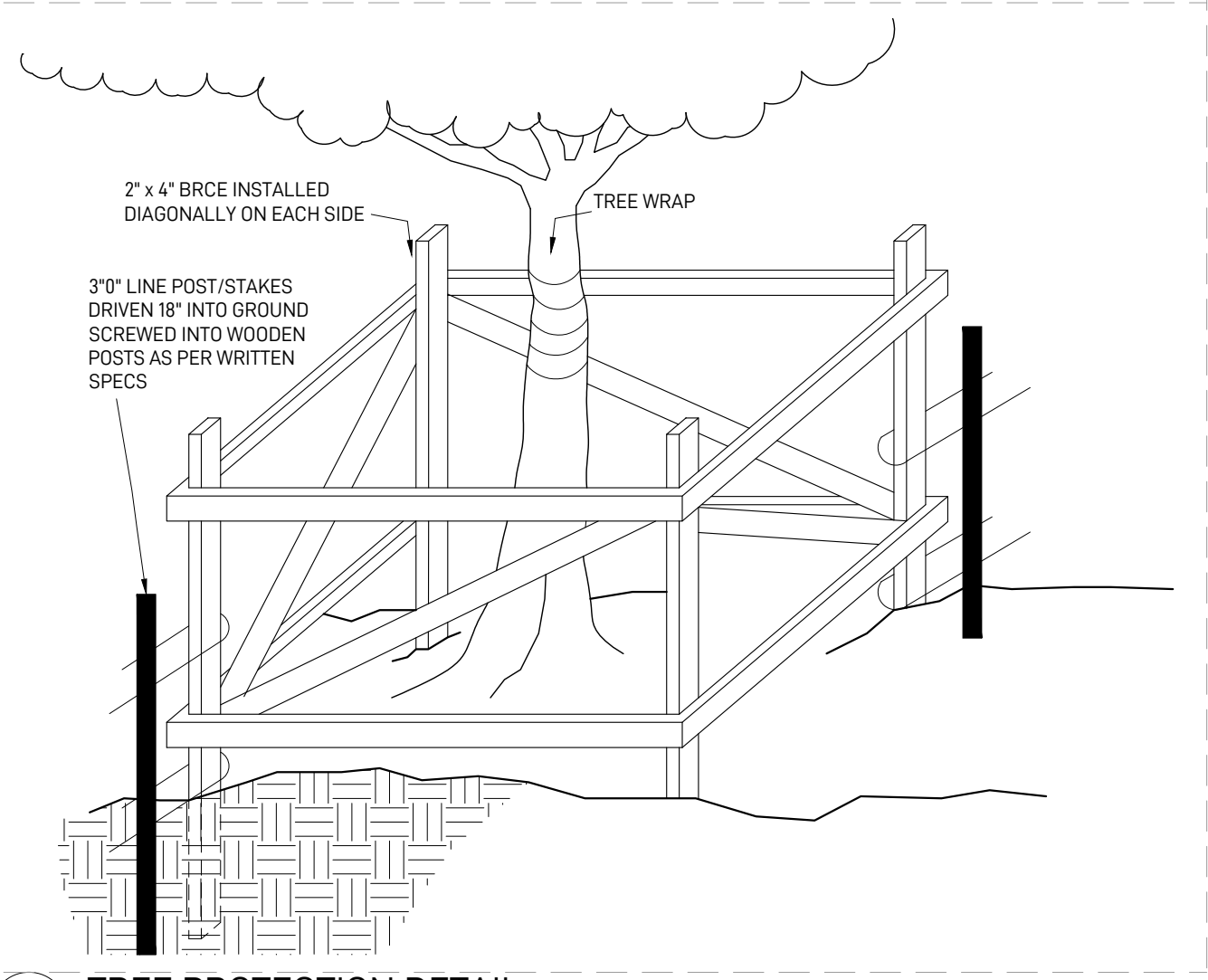
2 ZONING MAP - 23a

NTS



3 TAX MAP

NTS



4 TREE PROTECTION DETAIL

NTS

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

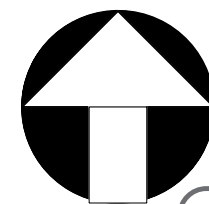
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

PLOT PLAN, ZONING
ANALYSIS, MAPS,
SPECIAL INSPECTIONS

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

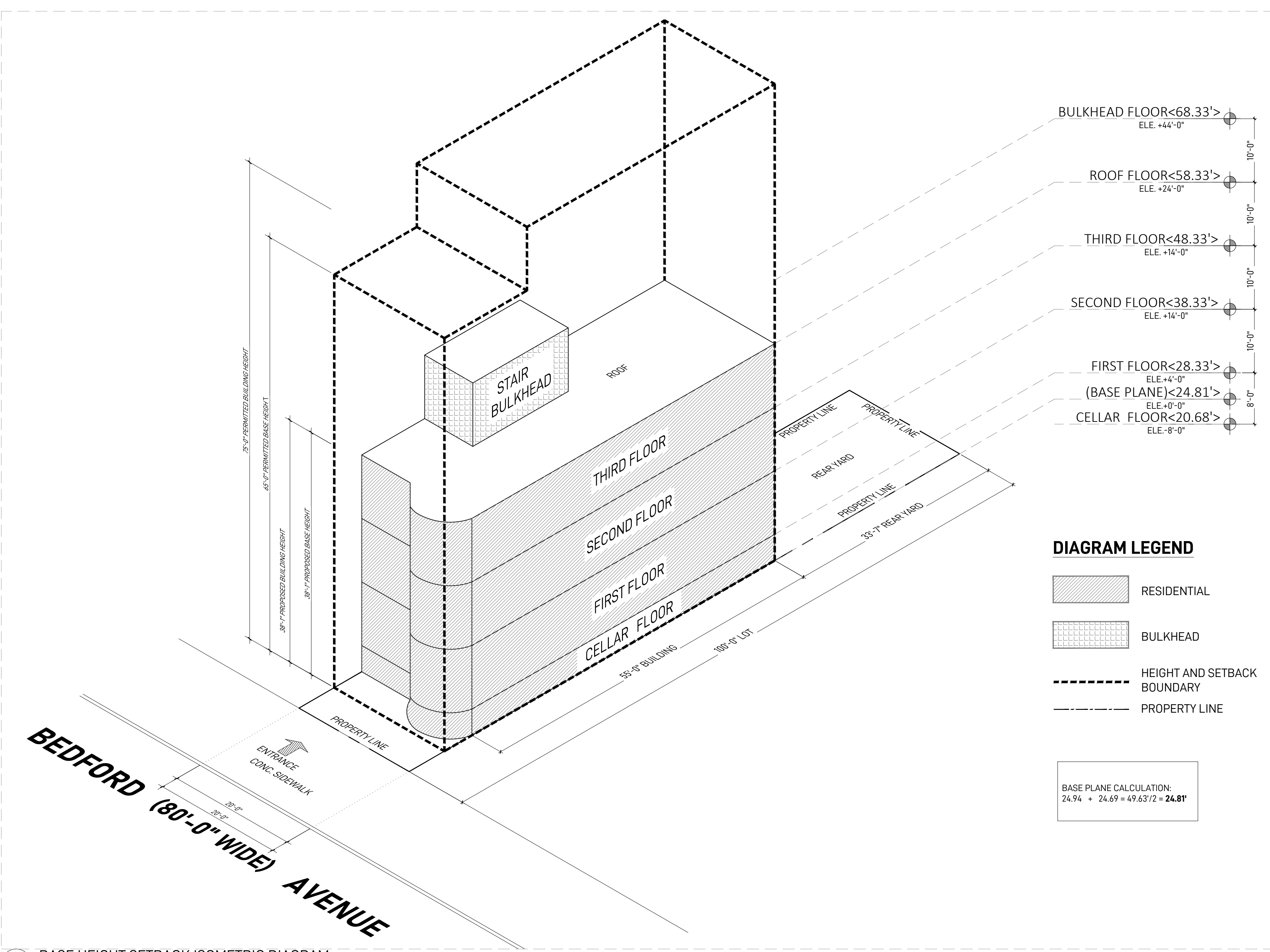
SCALE: AS NOTED

DWG NO:



Z-001.00

SHEET NO. 02 OF 20



2 BASE HEIGHT SETBACK ISOMETRIC DIAGRAM

Scale:3/32" = 1'-0"

3 FEMA FLOOD MAPS

Scale: NONE

Comparison of Flood Hazard

Effective & Preliminary Flood Hazards



Effective	Preliminary
Effective	Preliminary
POI Longitude/Latitude	POI Longitude/Latitude
-73.9541, 40.6407	-73.9541, 40.6407
Effective FIRM Panel	Preliminary FIRM Panel
3604970214F	3604970214G
Effective Date	Preliminary Issue Date
9/5/2007	1/30/2015
Flood Zone	Flood Zone
X	X
Static BFE*	Estimated Static BFE*
Not Available	Not Available
Flood Depth	Estimated Flood Depth
Not Available	Not Available
Vertical Datum	Vertical Datum
Not Available	Not Available

* A Base Flood Elevation is the expected elevation of flood water during the 1% annual chance storm event. Structures below the estimated water surface elevation may experience flooding during a base flood event.

Hazard Level
High Flood Hazard

Flood Hazard Zone
AE, A, AH, AO, VE and V Zones. Properties in these flood zones have a 1% chance of flooding each year. This represents a 26% chance of flooding over the life of a 30-year mortgage.

Moderate Flood Hazard

Shaded Zone X. Properties in the moderate flood risk areas also have a chance of flooding from storm events that have a less than 1% chance of occurring each year. Moderate flood risk indicates an area that may be provided flood risk reduction due to a flood control system or an area that is prone to flooding during a 0.2% annual chance storm event. These areas may have been indicated as areas of shallow flooding by your community.

Unshaded Zone X. Properties on higher ground and away from local flooding sources have a reduced flood risk when compared to the Moderate and High Flood Risk categories. Structures in these areas may be affected by larger storm events, in excess of the 0.2% annual chance storm event.

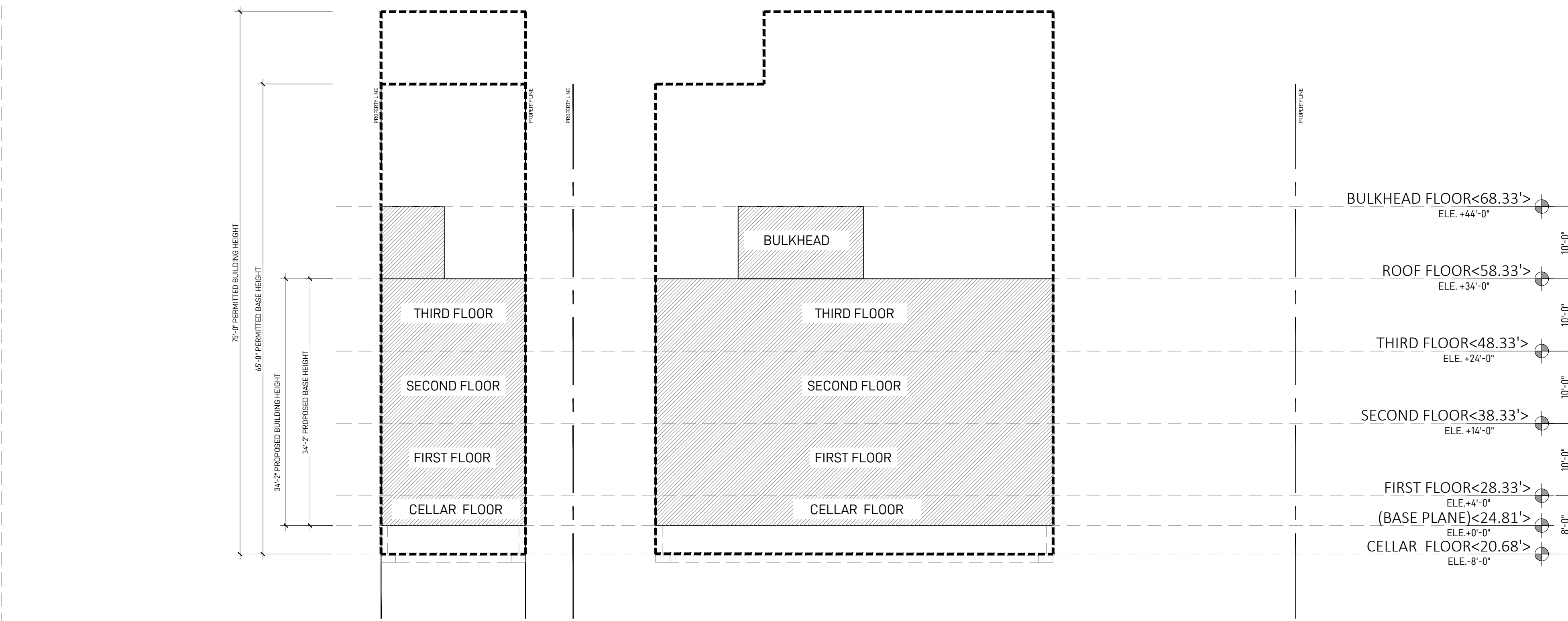
Low Flood Hazard

Insurance Note: High Risk Areas are called 'Special Flood Hazard Areas' and flood insurance is mandatory for federally backed mortgage holders. Properties in Moderate and Low Flood Risk areas may purchase flood insurance at a lower-cost rate, known as Preferred Risk Policies. See your local insurance agent or visit <https://www.fema.gov/national-flood-insurance-program> for more information.

Disclaimer: This report is for informational purposes only and is not authorized for official use. The positional accuracy may be compromised in some areas. Please contact your local floodplain administrator for more information or go to [masc.fema.gov](https://www.fema.gov) to view an official copy of the Flood Insurance Rate Maps.

Service Layer Credits: USGS, USDA

3/2/2023 6:23:34 PM



1 BASE HEIGHT, SETBACK DIAGRAM (SECTION)

Scale:3/32" = 1'-0"

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

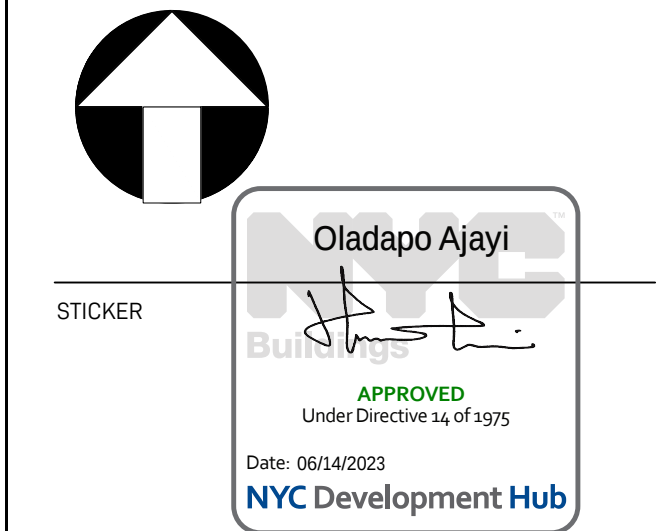
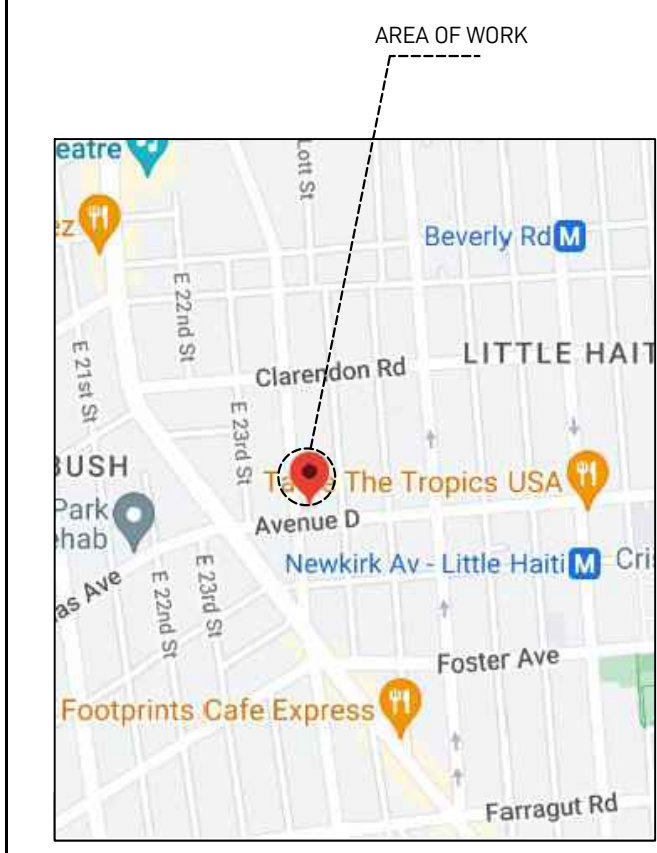
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

BASE HEIGHT SETBACK
ISOMETRIC DIAGRAM &
FEMA FLOOD MAP

LOCATION MAP



JOB# B00841795-11

SEAL & SIGNATURE

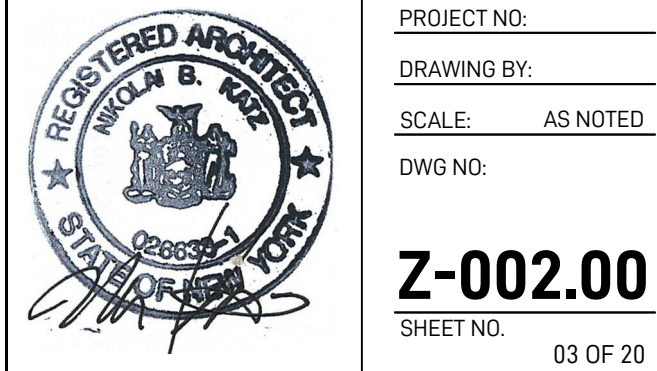
DATE:

PROJECT NO:

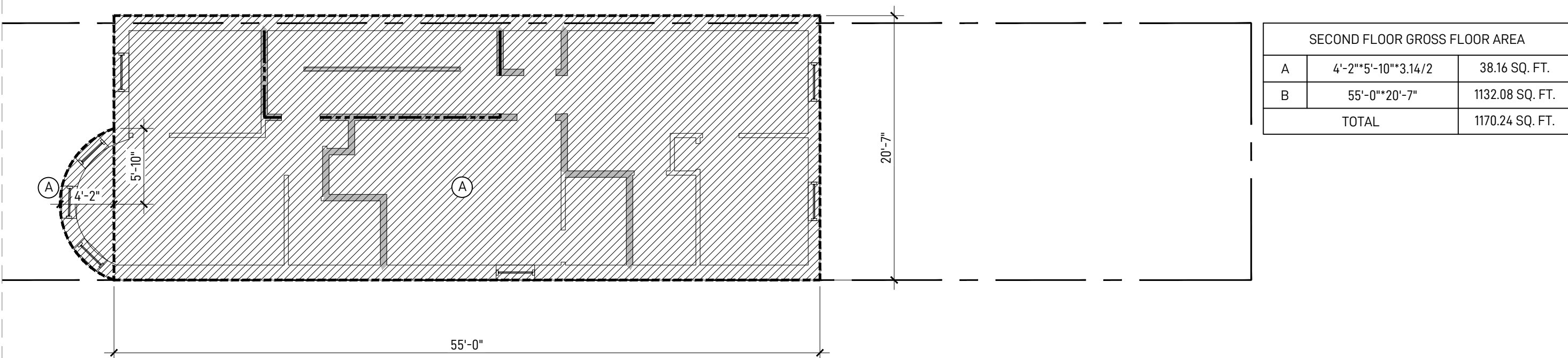
DRAWING BY:

SCALE: AS NOTED

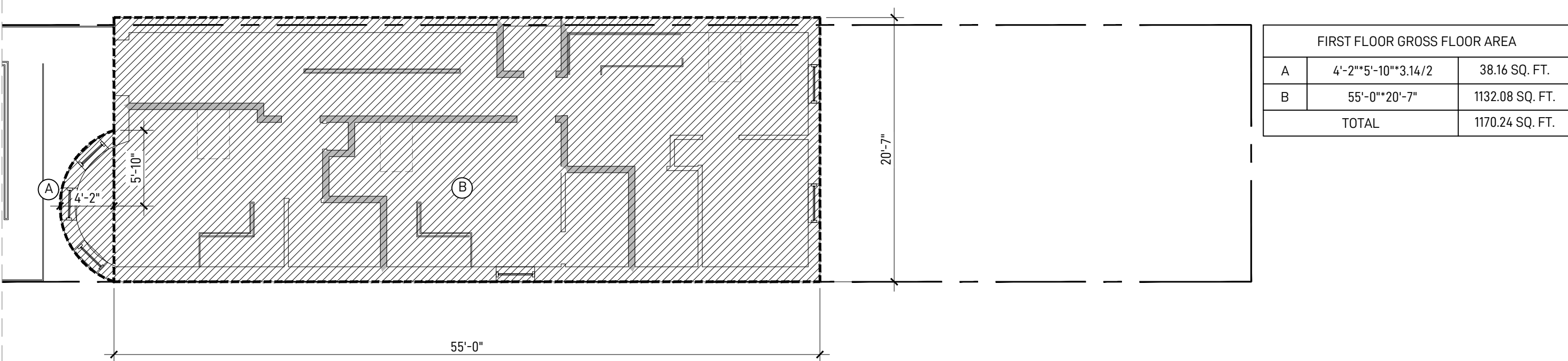
DWG NO:



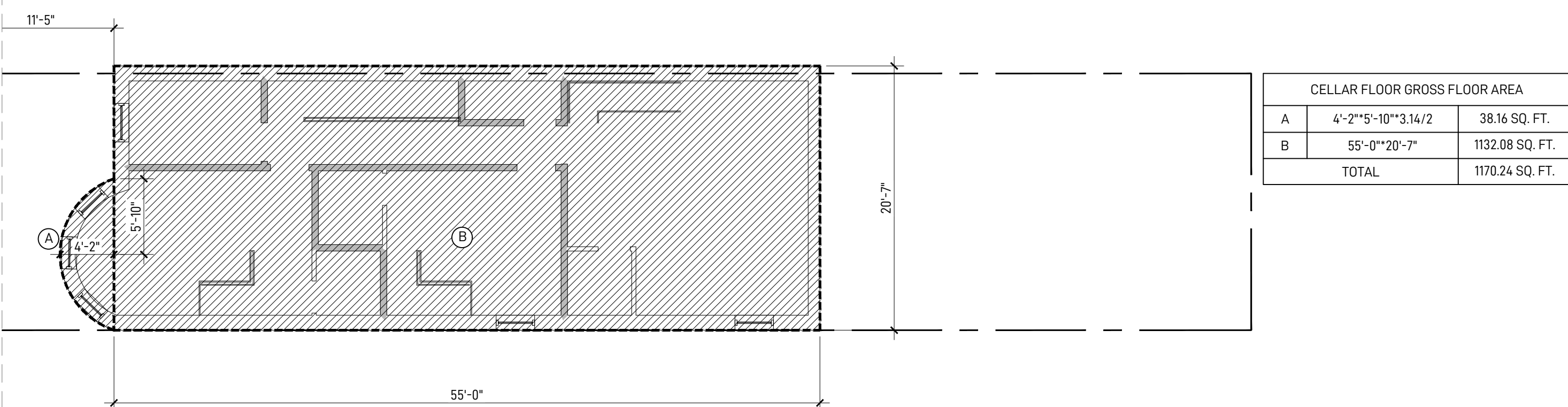
Z-002.00
SHEET NO. 03 OF 20



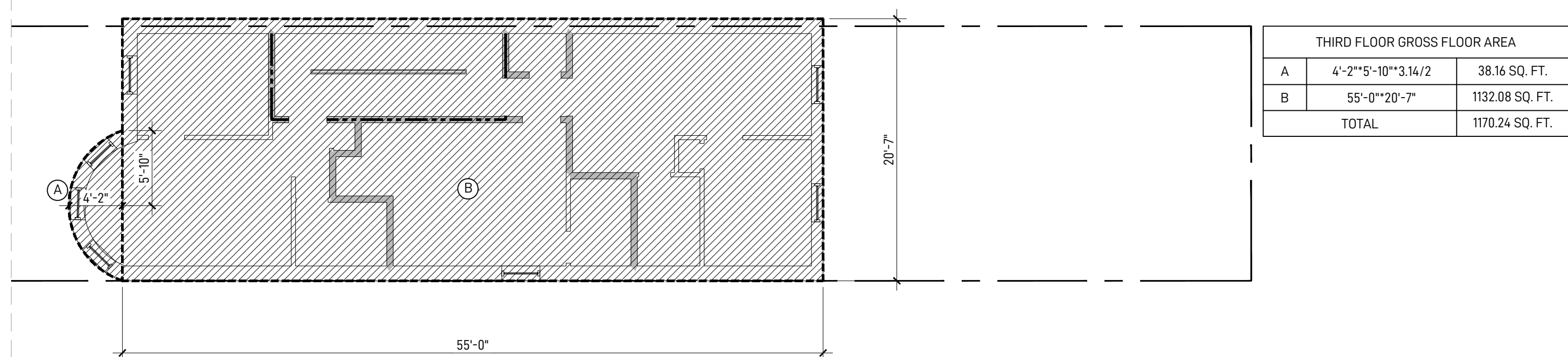
3 SECOND FLOOR AREA DIAGRAM



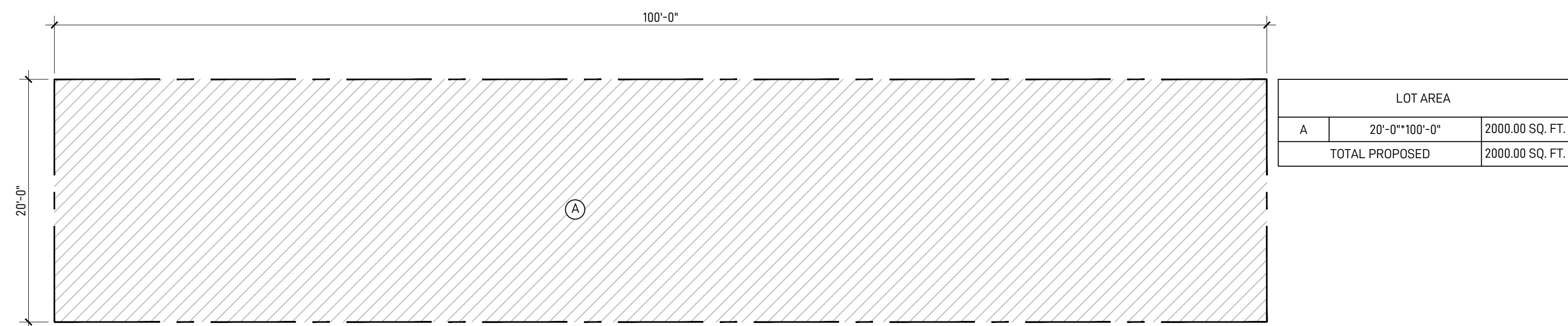
2 FIRST FLOOR AREA DIAGRAM



1 CELLAR FLOOR AREA DIAGRAM



4 THIRD FLOOR AREA DIAGRAM



LOT AREA DIAGRAM

RESIDENTIAL FLOOR AREA			
FLOOR	TOTAL EXISTING	TOTAL GROSS	TOTAL ZFA
CELLAR FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	
FIRST FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
SECOND FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
THIRD FLOOR	1170.24 SQ. FT.	1170.24 SQ. FT.	1170.24 SQ. FT.
ROOF FLOOR			
TOTAL	4,680.97 SQ. FT.	4,680.97 SQ. FT.	3,510.73 SQ. FT.

LEGEND

 RESIDENTIAL EXISTING

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

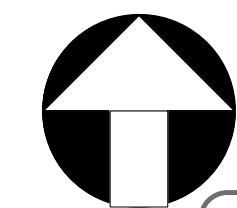
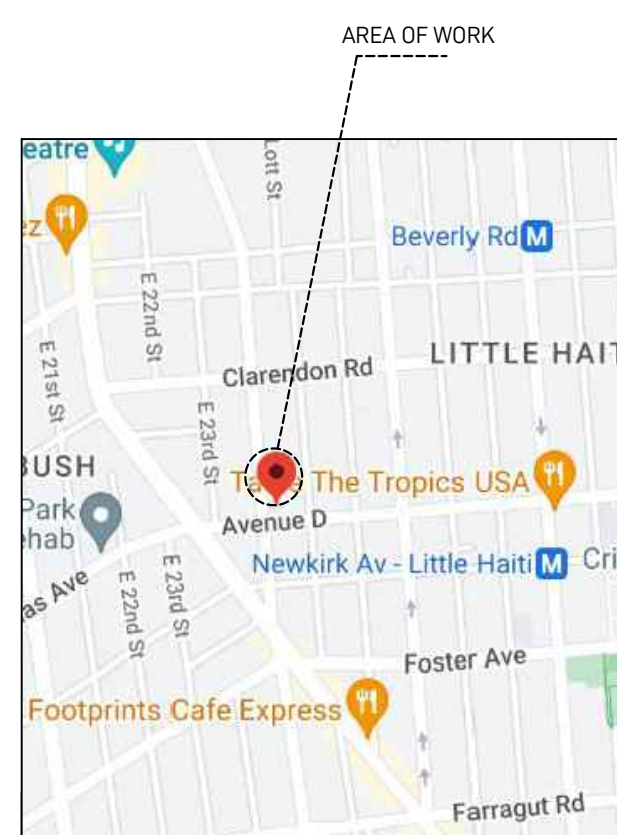
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

GROSS FLOOR AREA AND LOT COVERAGE CALCULATION

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE: _____

PROJECT NO: _____

DRAWING BY

SCALE: AS NOTED

DWG NO:



Z-003.00
SHEET NO.

1. THE PROPOSED WORK ON THIS PLAN SHALL COMPLY WITH NEW YORK CITY 2014 BUILDING CODE REQUIREMENTS.
2. THE GENERAL CONTRACTOR SHALL OBTAIN CONSTRUCTION PERMIT AND PAY ALL REQUIRED FEES TO THE D.O.B.
BASED ON THE PROPOSED WORK OF THIS DRAWING FROM NEW YORK CITY BUILDING DEPARTMENT PRIOR TO START ELECTRICAL WORK BEING PERFORMED SHALL BE BY A LICENSED ELECTRICIAN IN ACCORDANCE WITH NEW YORK CITY ELECTRICAL CODE, AND SHALL BE REQUIRED TO OBTAIN ALL REQUIRED SIGN-OFFS AND CERTIFICATE OF COMPLETIONS FROM THE D.O.B.C.
4. ALL PLUMBING WORK SHALL BE PERFORMED BY A LICENSED PLUMBER IN ACCORDANCE WITH THE NEW YORK CITY BUILDING CODE AND INSPECTION REQUIREMENTS. HE SHALL BE RESPONSIBLE TO OBTAIN ALL REQUIRED PLUMBING SIGN-OFFS AND INSPECTIONS FROM THE DEPARTMENT OF BUILDING'S PLUMBING
5. THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL CONDITIONS AND DIMENSIONS ON THE SITE PRIOR TO START OF WORK. HE SHALL NOTIFY THE ARCHITECT/ENGINEER OF RECORD ANY DISCREPANCIES AND/OR CHANGE OF LAYOUT BETWEEN THE FIELD CONDITIONS AND THIS DRAWINGS IMMEDIATELY. FAILURE TO DO SO WILL INDICATE THE GENERAL CONTRACTOR'S ACCEPTANCE OF THIS DRAWING(S) AND WILL TAKE FULL RESPONSIBILITY FOR SAKI WORK BEING PERFORMED.
6. THE ARCHITECT/ENGINEER OF RECORD HAS NOT BEEN RETAINED TO SUPERVISE THE CONSTRUCTION.
7. THE GENERAL CONTRACTOR SHALL RETAIN THE SERVICES OF A LICENSED ARCHITECT/ENGINEER FOR ALL REQUIRED CONTROLLED INSPECTIONS.
8. THE GENERAL CONTRACTOR SHALL OBTAIN SIGN-OFF FROM THE DEPARTMENT OF BUILDING AFTER COMPLETION OF WORK.
9. THE CONTRACTOR SHALL VISIT THE SITE AND SHALL BE KNOWLEDGEABLE OF CONDITIONS THEREON. HE SHALL INVESTIGATE, VERIFY AND BE RESPONSIBLE FOR ALL CONDITIONS OF THE PROJECT AND SHALL NOTIFY THE OWNER OF ANY CONDITIONS REQUIRING MODIFICATIONS BEFORE PROCEEDING WITH THE WORK.
10. NOTES APPEAR ON VARIOUS SHEETS FOR DIFFERENT SYSTEMS AND MATERIALS. SHEETS ARE TO BE REVIEWED AND NOTES ON ANY ONE SHEET ARE TO BE APPLIED ON RELATED DRAWINGS AND DETAILS.
11. DETAILS NOT SHOWN ARE SIMILAR IN CHARACTER TO THOSE DETAILED, WHERE SPECIFIED DIMENSIONS, DETAILS OR DESIGN INTENT CANNOT BE DETERMINED. CONSULT THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.
12. ALL ELEVATOR AND STAIR OPENINGS SHALL BE CERTIFIED BY THE ELEVATOR SUBCONTRACTOR PRIOR TO FORMING. REQUIRED MODIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR APPROVAL, PRIOR TO FORMING.
13. CONTRACTOR TO COORDINATE ALL EQUIPMENT BASE AND HOUSEKEEPING PADS WITH MECHANICAL, PLUMBING AND ELECTRICAL CONTRACTORS. EQUIPMENT BASES AND HOUSEKEEPING PADS TO BE A MINIMUM OF 4" UNLESS OTHERWISE NOTED. PROVIDE ONE LAYER OF W/FP 66xW4 WELDED WIRE FABRIC MINIMUM. TO BE INSTALLED BENEATH THE FULL PROJECTED AREA OF EQUIPMENT.
14. CONCRETE PADS AND MOUNTINGS IN MECHANICAL SPACES SHALL BE COORDINATED WITH ELECTRICAL AND PLUMBING CONTRACTORS.
15. CONTRACTOR TO COORDINATE ALL MECHANICAL AND ELECTRICAL FLOOR AND WALL SLEEVES AND ALL MECHANICAL SHAFTS WITH MECHANICAL, PLUMBING, FIRE-PROTECTION, ELECTRICAL, STRUCTURAL AND ARCHITECTURAL DRAWINGS.
16. PROVIDE ACCESS PANELS AS APPLICABLE AND AS REQUIRED FOR MECHANICAL EQUIPMENT. ALL ACCESS PANELS SHALL BE CONCEALED, AND LOCATIONS SHALL BE REVIEWED WITH THE ARCHITECT PRIOR TO PROCEEDING.
17. ALL STRUCTURAL ELEMENTS WHICH DO NOT REQUIRE FIREPROOFING SHALL BE FIELD PAINTED.
18. ALL EXTERIOR DOORS SHALL PREVENT AIR LEAKAGE/INFILTRATION AROUND THEIR
19. ALL EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES, BETWEEN WALLS AND PERIMETER WHEN IN A CLOSED POSITION, UNITS, UNIONS, BETWEEN WALLS AND DOORS, AND BETWEEN WALLS AND PANELS AT PENETRATION OF UTILITIES THROUGH THE ENVELOPE, SHALL BE CONCEALED, CALLED OUT AND REPAIRED TO PREVENT AIR LEAKAGE/INFILTRATION.
20. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL CONDITIONS AND MATERIALS WITHIN THE PROPOSED CONSTRUCTION AREA. THE CONTRACTOR SHALL DESIGN AND INSTALL ADEQUATE SHORING AND BRACING FOR ALL STRUCTURAL AND REMOVAL TASKS. THE CONTRACTOR SHALL HAVE SOLE RESPONSIBILITY FOR ANY DAMAGE OR INJURIES CAUSED BY OR DURING THE EXECUTION OF WORK.

2113.1.6.1 RESPONSIBILITY OF OWNER OF TALLER BUILDING. WHENEVER A BUILDING IS ERRECTED, ENLARGED, OR INCREASED IN HEIGHT SO THAT ANY PORTION OF SUCH BUILDING, EXCEPT CHIMNEYS OR VENTS, EXTENDS HIGHER THAN THE TOP OF ANY PREVIOUSLY CONSTRUCTED CHIMNEYS OR VENTS WITHIN 100 FEET (30.480 MM), THE OWNER OF SUCH NEW OR ALTERED BUILDING SHALL HAVE THE RESPONSIBILITY OF ALTERING SUCH CHIMNEYS OR VENTS TO MAKE THEM CONFORM WITH THE REQUIREMENTS OF THIS CHAPTER. A CHIMNEY OR VENT THAT IS NO LONGER CONNECTED WITH A FIREPLACE OR COMBUSTION OR OTHER EQUIPMENT SHALL BE REMOVED OR MAY BE REMOVED. SUCH REMOVAL SHALL BE EXEMPT FROM THIS REQUIREMENT. SUCH ALTERATIONS SHALL BE ACCOMPLISHED BY ONE OF THE FOLLOWING MEANS OR A COMBINATION THEREOF:

1. CARRY UP THE PREVIOUSLY CONSTRUCTED CHIMNEYS OR VENTS TO THE HEIGHT REQUIRED IN THIS CHAPTER.

2. OFFSET SUCH CHIMNEYS OR VENTS TO A DISTANCE BEYOND THAT REQUIRED IN THIS CHAPTER FROM THE NEW OR ALTERED BUILDING PROVIDED THAT THE NEW LOCATION OF THE OUTLET OF THE OFFSET CHIMNEY OR VENT SHALL OTHERWISE COMPLY WITH THE REQUIREMENTS OF THIS CHAPTER.

3. SUCH REQUIREMENTS SHALL NOT DISPENSE WITH OR MODIFY ANY ADDITIONAL REQUIREMENTS THAT MAY BE APPLICABLE PURSUANT TO RULES OF THE NEW YORK CITY DEPARTMENT OF ENVIRONMENTAL PROTECTION.

2113.1.6.2 PROTECTION OF DRAFT. AFTER THE ALTERATION OF A CHIMNEY OR VENT AS REQUIRED BY THIS SECTION, IT SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE BUILDING OR EQUIPMENT TO PROVIDE ANY MECHANICAL EQUIPMENT OR DEVICES NECESSARY TO MAINTAIN THE PROPER DRAFT IN THE EQUIPMENT.

2113.1.6.3 WRITTEN NOTIFICATION. THE OWNER OF THE NEW OR ALTERED BUILDING SHALL NOTIFY THE OWNER OF THE BUILDING AFFECTED IN WRITING AT LEAST 45 DAYS BEFORE STARTING THE WORK REQUIRED AND REQUEST WRITTEN CONSENT TO DO SUCH WORK. SUCH NOTICE SHALL BE ACCOMPANIED BY PLANS INDICATING THE MANNER IN WHICH THE PROPOSED ALTERATIONS ARE TO BE MADE.

2113.1.6.4 APPROVAL. THE PLANS AND METHOD OF ALTERATION SHALL BE SUBJECT TO THE APPROVAL OF THE COMMISSIONER.

2113.1.6.5 REFUSAL OF CONSENT. IF CONSENT IS NOT GRANTED BY THE OWNER OF THE PREVIOUSLY CONSTRUCTED BUILDING TO SUCH ALTERATION, THE ALTERATION REQUIRED BY THIS SECTION, SUCH OWNER SHALL SIGNIFY HIS OR HER REFUSAL IN WRITING TO THE OWNER OF THE NEW OR ALTERED BUILDING AND TO THE COMMISSIONER, AND THE OWNER OF THE NEW OR ALTERED BUILDING HAVING SUBMITTED PLANS THAT CONFORM TO THE REQUIREMENTS OF THIS SECTION, SHALL THEREUPON BE RELEASED FROM ANY RESPONSIBILITY FOR THE PROPER OPERATION OF THE EQUIPMENT DUE TO LOSS OF DRAFT AND FOR ANY HEALTH HAZARD OR NOISE THAT MAY OCCUR AS A RESULT OF THE NEW OR ALTERED BUILDING. SUCH RESPONSIBILITIES SHALL, THEN BE ASSUMED BY THE OWNER OF THE PREVIOUSLY CONSTRUCTED BUILDING. SIMILARLY, SHOULD SUCH OWNER FAIL TO GRANT CONSENT WITHIN 45 DAYS FROM THE DATE OF WRITTEN REQUEST OR FAIL TO SIGNIFY HIS OR HER REFUSAL, HE OR SHE SHALL, THEN ASSUME ALL RESPONSIBILITIES AS PRESCRIBED ABOVE.

2113.1.6.6 PROCEDURE. IT SHALL BE THE OBLIGATION OF THE OWNER OF THE NEW OR ALTERED BUILDING TO:

1. REQUEST WRITTEN CONSENT FROM THE OWNER OF THE PREVIOUSLY CONSTRUCTED BUILDING; AND

2. PROVIDE SUCH ESSENTIAL SERVICES AS ARE NORMALLY SUPPLIED BY THE EQUIPMENT WHILE IT IS OUT OF SERVICE; AND

3. WHERE NECESSARY, SUPPORT SUCH EXTENDED CHIMNEYS, VENTS AND EQUIPMENT FROM THIS BUILDING OR TO CARRY UP SUCH CHIMNEYS OR VENTS WITHIN HIS OR HER BUILDING; AND

4. PROVIDE FOR THE MAINTENANCE, REPAIR, AND/OR REPLACEMENT OF SUCH EXTENSIONS AND ADDED EQUIPMENT; AND

5. MAKE SUCH ALTERATIONS OF THE SAME MATERIAL AS THE ORIGINAL CHIMNEY OR VENT SO AS TO MAINTAIN THE SAME QUALITY AND APPEARANCE. EXCEPT WHERE THE AFFECTED OWNER OF THE CHIMNEY OR VENT SHALL GIVE HIS OR HER CONSENT TO DO OTHERWISE, ALL WORK SHALL BE DONE IN SUCH FASHION AS TO MAINTAIN THE ARCHITECTURAL AESTHETICS OF THE EXISTING BUILDING, WHERE THERE IS PRACTICAL DIFFICULTY IN COMPLYING STRICTLY WITH THE PROVISIONS OF THIS ITEM, THE COMMISSIONER SHALL HAVE THE FINAL SAY.

2113.1.7 EXISTING VIOLATIONS. ANY EXISTING VIOLATIONS ON THE PREVIOUSLY CONSTRUCTED EQUIPMENT SHALL BE CORRECTED BY THE OWNER OF THE EQUIPMENT BEFORE ANY EQUIPMENT IS ADDED OR ALTERATIONS MADE AT THE EXPENSE OF THE OWNER OF THE NEW OR ALTERED BUILDING.

2113.1.6.8 VARIANCE. THE COMMISSIONER MAY GRANT A VARIANCE IN ACCORDANCE WITH THE PROVISIONS OF THIS CODE.

THE FOLLOWING INFORMATION RELATED TO SEISMIC LOADS SHALL BE SHOWN, REGARDLESS OF WHETHER SEISMIC LOADS GOVERN THE DESIGN OF THE LATERAL-FORCE-RESISTING SYSTEM OF THE BUILDING:

1. SEISMIC IMPORTANCE FACTOR, IE, AND SEISMIC USE GROUP.
2. MAPPED SPECTRAL RESPONSE ACCELERATIONS S_S AND S_1 .
3. SITE CLASS.
4. SPECTRAL RESPONSE COEFFICIENTS S_{DS} AND S_{D1} .
5. SEISMIC DESIGN CATEGORY
6. BASIC SEISMIC-FORCE-RESISTING SYSTEM(S).
7. DESIGN BASE SHEAR.
8. SEISMIC RESPONSE COEFFICIENT(S), C_S .
9. RESPONSE MODIFICATION FACTOR(S), R .
10. ANALYSIS PROCEDURE USED.

01. PAINTING OF PUBLIC PARTS WITHIN DWELLING TO COMPLY WITH SEC. D26-12.01 H.M.C.
02. PAINTING OF WINDOW FRAMES AND FIRE ESCAPES TO COMPLY WITH SEC. D26-12.03 H.M.C.
03. WALLS OF COURTS AND SHAFTS TO BE OF A LIGHT COLORED SURFACE AS PER SEC. D26-12.05 H.M.C. AND SEC. 29 M.D.L.
04. PREMISES TO BE MAINTAINED AND KEPT FREE OF ROEDENT AND INSECT INFESTATION AS PER SEC. D26-13.03 AND D26-13.05 N.D.L.
05. RECEPTACLES FOR THE COLLECTION OF WASTE MATTER TO BE PROVIDED AS PER SECTION D26-14.03 AND D26-14.05 H.M.C. AND SEC. 81 M.D.L.
06. DRAINAGE OF ROOFS, COURTS AND YARDS TO COMPLY WITH SEC. D26-16.03 H.M.C. AND SEC. 77.
07. YEARLY INSPECTION OF CENTRAL HEATING PLANT BY QUALIFIED PERSON TO BE MADE AS PER SEC. D26-17.05 H.M.C. CENTRAL HEAT AND HOT WATER TO BE PROVIDED AS PER SEC. 29 SUBD.
08. PROPER ELECTRIC LIGHTING EQUIPMENT WITHIN DWELLING TO BE PROVIDED AND MAINTAINED AS PER SEC. D26-19.01, D26-19.03 AND D26-19.05 H.M.C.
09. PROPER ELECTRIC LIGHTS TO BE PROVIDED NEAR ENTRANCE WAYS, YARDS AND COURTS AS PER SEC. D26-19.07 H.M.C. ON SEPARATE CIRCUITS OR CONNECTED TO HOUSE LINE SERVICING PUBLIC HALLS, AND IN ACCORDANCE WITH REQUIREMENTS AND APPROVAL OF THE DEPARTMENT OF WATER SUPPLY, GAS AND ELECTRICITY AS PER SEC. 35 AND SEC. 26 SUBD 76 M.D.L. AND DEPARTMENT OF RULES AND REGULATIONS.
10. B.S.A. APPROVED PEEP HOLES APPROX. 5"-0" ABOVE FINISHED FLOOR TO BE PROVIDED IN ENTRANCE DOORS OF DWELLING UNITS AS PER SEC. D26-20.03 H.M.C. AND DEPARTMENT RULES AND REGULATIONS.
11. PROPERLY MOUNTED AND SECURED POLISHED METAL VIEWING MIRRORS TO BE PROVIDED WITH SELF SERVICE ELEVATORS (IF ANY) AS PER SEC. D26-20.03 H.M.C. AND DEPARTMENT RULES AND REGULATIONS.
12. KEY LOCKS IN THE ENTRANCE DOOR TO EACH DWELLING UNIT TO BE PROVIDED WITH AT LEAST ONE KEY TO BE PROVIDED BY OWNER AS PER SEC. D26-20.05 H.M.C. HEAVY DUTY LATCH SET DEAD BOLT THUMB TURN INSIDE.
13. APPROVED TYPE MAIL RECEPTACLES AND DIRECTORY OF PERSONS LIVING IN THE DWELLING TO BE PROVIDED AS PER SEC. D26-21.01 H.M.C. AND REGULATIONS OF POST OFFICE DEPARTMENT SEC. 57 M.D.L.
14. PROPER STAIRS TO BE PROVIDED IN THE PUBLIC HALLS NEAR STAIR AND ELEVATOR AND WITHIN STAIR ENCLOSURE AS PER SEC. D26-21.03 AND DEPARTMENT RULES AND REGULATIONS.
15. PROPER STAIR NUMBERS TO BE PROVIDED IN FRONT OF DWELLING AS PER SEC. D26-21.05 H.M.C. AND RULES AND REGULATIONS OF BOROUGH PRESIDENT.
16. PROPER JANITORIAL SERVICES TO BE PROVIDED AS PER SEC. 26-22.03 AND D26-22.05 H.M.C.
17. EVERY KITCHEN AND KITCHENETTE TO BE PROVIDED WITH SINK HAVING MIN. 2" WASTE AND TRAP AS PER SEC. D26-32.01 H.M.C.
18. ALL COMBUSTIBLE MATERIAL WITHIN 1(FI) OF COOKING APPARATUS TO BE PROPERLY FIRE RETARDED AND MIN. 2(FI) CLEARANCE MAINTAINED ABOVE COOKING SURFACE. COMBUSTIBLE MATERIAL BETWEEN 2(FI) AND 3(FI) ABOVE EXPOSED SURFACE TO BE FIRE RETARDED. SEC. 26-32.05 H.M.C. AND DEPARTMENT RULES AND REGULATIONS SEC. 33 SUBD. M.D.L.
19. NO KITCHEN SHALL BE OCCUPIED FOR SLEEPING PURPOSES SEC. D26-33.05 H.M.C.
20. REGISTRATION STATEMENT TO BE FILED AS PER SEC. D26-41.01 AND D26-41.03 H.M.C.
21. REGISTRATION IDENTIFICATION SIGN CONTAINING SERIAL NUMBERS TO BE POSTED AS PER SEC. D26-41.15 H.M.C. 22. IDENTIFICATION OF MANAGING AGENT OR OWNER TO BE INDICATED ON TENANTS RENT RECEIPT AS PER SEC. D26-41.17 H.M.C.
23. ALL BATHROOMS, TOILETS AND BATHING COMPARTMENTS TO HAVE CERAMIC TILE FLOOR AND 6" MIN. CERAMIC TILE BASE WALLS AND CEILING PLASTER AS PER SEC. 76 M.D.L. AND SEC. D26-31.03 H.M.C.
24. ALL DOORS LEADING TO PUBLIC HALLS SHALL BE SELF CLOSING. NO TRANSDOM OR PLAIN GLASS PANELS.
25. BUILDING TO COMPLY WITH SEC. 64 M.D.L. GAS METER, GAS APPLIANCES AND ARTIFICIAL LIGHTING.
26. BUILDING TO COMPLY WITH LOCAL LAWS APPLICABLE TO ART. 6 WITH H.M.C. AND WITH DEPARTMENT RULES AND REGULATIONS.
27. ENTIRE BUILDING TO COMPLY WITH SEC. D26-33.03 H.M.C. MAXIMUM OCCUPANCY, MINIMUM ROOM AREA ART. 33 D26-33.01 H.M.C.
28. ALL NEWLY CREATED PARTITIONS IN HALLS TO BE FIRE RETARDED ON BOTH SIDES AND FIRE STOPPED AT TOP AND BOTTOM AS PER DEPARTMENT RULES AND REGULATIONS, RULE 12.10 AND RULE 17.
29. EVERY VESTIBULE ENTRANCE, PUBLIC AND STAIR HALL TO BE PROVIDED WITH MIN. OF 60 WATT LIGHT AS PER SEC. 37 SBOL M.D.L.

907.2.1.1 SMOKE ALARMS IN GROUPS R-2, R-3, AND I-1 SINGLE-OR MULTIPLE-STATION SMOKE ALARMS SHALL BE INSTALLED AND MAINTAINED IN GROUPS R-2, R-3, AND I-1, REGARDLESS OF OCCUPANT LOAD AT ALL OF THE FOLLOWING LOCATIONS WITHIN ALL DWELLING UNITS: 1. ON THE CEILING OR WALL, OUTSIDE OF EACH ROOM USED FOR SLEEPING PURPOSES WITHIN 15 FEET (4572 MM) FROM THE DOOR TO SUCH ROOM. 2. IN EACH ROOM USED FOR SLEEPING PURPOSES.

907.2.1.2 POWER SOURCE. REQUIRED SMOKE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM A DEDICATED BRANCH CIRCUIT OR THE UNSWITCHED PORTION OF A BRANCH CIRCUIT ALSO USED FOR POWER AND LIGHTING, AND SHALL BE EQUIPPED WITH A BATTERY BACKUP. SMOKE ALARMS SHALL EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN AS REQUIRED FOR OVER-CURRENT PROTECTION.

907.2.1.3 INTERCONNECTION. WHERE MORE THAN ONE SMOKE ALARM OR DETECTOR IS REQUIRED TO BE INSTALLED WITHIN AN INDIVIDUAL DWELLING UNIT IN GROUPS R-2, R-3, AND I-1, EACH SMOKE ALARM OR DETECTOR SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTIVATION OF ONE ALARM OR DETECTOR WILL ACTIVATE ALL OF THE ALARMS OR DETECTORS IN THE INDIVIDUAL UNIT. THE ALARM OR DETECTOR SHALL BE CLEARLY AUDIBLE IN ALL BEDROOMS OVER BACKGROUND NOISE LEVELS WITH ALL INTERVENEING DOORS CLOSED.

907.2.1.4 GROUP R-2 OCCUPANCY. SMOKE ALARMS SHALL BE PROVIDED WITH THE CAPABILITY TO SUPPORT VISIBLE ALARM NOTIFICATION APPLIANCES IN ACCORDANCE WITH ICC/ANSI A17.1.

908.1.1.1 REQUIRED LOCATIONS WITHIN DWELLING UNITS. CARBON MONOXIDE ALARMS OR DETECTORS SHALL BE LOCATED WITHIN DWELLING UNITS AS FOLLOWS:

1. OUTSIDE OF EACH ROOM USED FOR SLEEPING PURPOSES, WITHIN 15 FEET (4572 MM) OF THE ENTRANCE TO SUCH ROOM. 2. IN ANY ROOM USED FOR SLEEPING PURPOSES.
3. ON ANY STORY WITHIN A DWELLING UNIT, INCLUDING BELOW-GRADE STORIES AND PENHOUSES OF ANY AREA, BUT NOT INCLUDING CRAWL SPACES AND UNINHABITABLE ATTICS.

1. CONTRACTORS, CONSTRUCTION MANAGERS, AND SUBCONTRACTORS ENGAGED CONSTRUCTION OR DEMOLITION OPERATIONS SHALL INSTITUTE AND MAINTAIN ALL SAFETY MEASURES REQUIRED BY CHAPTER 3301 AND PROVIDE ALL EQUIPMENT OR TEMPORARY CONSTRUCTION NECESSARY TO SAFEGUARD AND THE PUBLIC AND PROPERTY AFFECTED BY SUCH CONTRACTORS' OPERATIONS.
2. A SITE SAFETY MANAGER OR SITE SAFETY COORDINATOR MUST BE DESIGNATED AND PRESENT AT THE CONSTRUCTION OR DEMOLITION OF A MAJOR BUILDING.
3. STRUCTURE TEMPORARY CONSTRUCTION, OPERATIONS, AND EQUIPMENT SHALL BE INSPECTED AS REQUIRED BY THIS CODE.
4. WHERE THIS CHAPTER REQUIRES CONSTRUCTION DOCUMENTS, DRAWINGS, INSPECTION REPORTS, LOGS, CHECKLISTS, SITE SAFETY PLANS, FIRE SAFETY AND EVACUATION PLANS, TENANT PROTECTION PLANS, OCCUPANT PROTECTION PLANS, OR MONITORING PLANS, COPIES OF SUCH SHALL BE MAINTAINED AT THE SITE FOR THE DURATION OF THE JOB AND MADE AVAILABLE TO THE COMMISSIONER UPON REQUEST.
5. THE DEPARTMENT SHALL BE NOTIFIED IMMEDIATELY BY THE PERMIT HOLDER, OR A DULY AUTHORIZED REPRESENTATIVE, OF AN ACCIDENT AT A CONSTRUCTION OR DEMOLITION SITE.
6. SIGNS SHALL BE POSTED AT A CONSTRUCTION OR DEMOLITION SITE IN ACCORDANCE WITH SECTIONS 3301.91 THROUGH 3301.95.
7. 3301.9 PROTECTION REQUIRED. ADJOINING PUBLIC AND PRIVATE PROPERTY, INCLUDING PERSONS THEREON, SHALL BE PROTECTED FROM DAMAGE AND INJURY DURING CONSTRUCTION OR DEMOLITION WORK IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 3309. PROTECTION MUST BE PROVIDED FOR FOUNDATIONS, EXISTING WALLS, CHIMNEYS, AND ROOFS. PROVISIONS SHALL BE MADE TO CONTROL WATER RUN-OFF AND EROSION DURING CONSTRUCTION OR DEMOLITION ACTIVITIES.
8. 3309.2 LICENSE TO ENTER ADJOINING PROPERTY. THE RESPONSIBILITY OF AFFORDING ANY LICENSE TO ENTER ADJOINING PROPERTY SHALL REST UPON THE OWNER OF THE ADJOINING PROPERTY INVOLVED, AND IN CASE ANY TENANT OF SUCH OWNER FAILS OR REFUSES TO PERMIT THE OWNER TO AFFORD SUCH LICENSE, SUCH FAILURE OR REFUSAL SHALL BE A CAUSE FOR THE OWNER TO DISPOSSESS SUCH TENANT THROUGH APPROPRIATE LEGAL PROCEEDINGS FOR RECOVERING POSSESSION OF REAL PROPERTY. NOTHING IN THIS CHAPTER SHALL BE CONSTRUED TO PROHIBIT THE OWNER OF THE PROPERTY UNDERTAKING CONSTRUCTION OR DEMOLITION WORK FROM PETITIONING FOR A SPECIAL PROCEEDING PURSUANT TO SECTION 881 OF THE REAL PROPERTY ACTIONS AND PROCEEDINGS LAW.
9. 3309.5 UNDERPINNING. WHENEVER UNDERPINNING IS REQUIRED TO PRESERVE AND PROTECT AN ADJACENT PROPERTY FROM CONSTRUCTION, CONSTRUCTION EXCAVATION WORK, THE PERSON WHO CAUSES SUCH WORK SHALL, AT HIS OR HER OWN EXPENSE, UNDERPIN THE ADJACENT BUILDING. THE PERSON WHO OBTAINS A LICENSE IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 3309.2 TO ENTER AND INSPECT THE ADJOINING BUILDINGS AND PROPERTY, AND TO PERFORM SUCH WORK THEREON AS MAY BE NECESSARY FOR SUCH PURPOSE, IF THE PERSON WHO CAUSES THE CONSTRUCTION, DEMOLITION, OR EXCAVATION WORK IS NOT AFFORDED A LICENSE, SUCH DUTY TO PRESERVE AND PROTECT THE ADJACENT PROPERTY SHALL DEVOLVE TO THE OWNER OF THE ADJOINING PROPERTY, WHO SHALL BE AFFORDED A SIMILAR LICENSE WITH RESPECT TO THE PROPERTY WHERE THE CONSTRUCTION, DEMOLITION, OR EXCAVATION IS TO BE PERFORMED.

28-105.12.5 COMPLIANCE WITH NOISE CONTROL CODE REQUIRED. ALL WORK SHALL BE PERFORMED IN COMPLIANCE WITH THE PROVISIONS OF THE NEW YORK CITY NOISE CONTROL CODE AS SET FORTH IN CHAPTER 2 OF TITLE 24 OF THE ADMINISTRATIVE CODE. FAILURE TO COMPLY WITH SECTIONS 24-222 AND 24-223 OF THE ADMINISTRATIVE CODE SHALL BE A VIOLATION OF THIS CODE.

24-222 AFTER HOURS AND WEEKENDS LIMITS ON CONSTRUCTION WORK, EXCEPT AS OTHERWISE PROVIDED IN THIS SUBCHAPTER, IT SHALL BE UNLAWFUL TO ENGAGE IN OR TO CAUSE OR PERMIT ANY PERSON TO ENGAGE IN CONSTRUCTION WORK OTHER THAN ON WEEKDAYS BETWEEN THE HOURS OF 7 A.M. AND 6 P.M. A PERSON MAY HOWEVER PERFORM CONSTRUCTION WORK IN CONNECTION WITH THE ALTERATION OR REPAIR OF AN EXISTING ONE OR TWO FAMILY OWNER-OCCUPIED DWELLING CLASSIFIED IN OCCUPANCY GROUP J-3 OR A CONVENT OR RECTORY ON SATURDAYS AND SUNDAYS BETWEEN THE HOURS OF 10 A.M. AND 4 P.M. PROVIDED THAT SUCH DWELLING IS LOCATED MORE THAN 300 FEET FROM A HOUSE OF WORSHIP.

24-223 AFTER HOURS WORK AUTHORIZATION. (A) NOTWITHSTANDING SECTION 24-222 OF THIS SUBCHAPTER, AN AGENCY AUTHORIZED TO ISSUE PERMITS FOR CONSTRUCTION WORK MAY, ALONG WITH SUCH PERMIT, ISSUE AN AFTER HOURS WORK AUTHORIZATION FOR THE WORK SITE. SUCH AFTER HOURS AUTHORIZATION MAY PERMIT CONSTRUCTION WORK TO BE PERFORMED AT THE SITE BEFORE 7 A.M. OR AFTER 6 P.M. ON WEEKDAYS AND/OR ON SATURDAYS AND/OR SUNDAYS SUBJECT TO THE CONDITIONS AND RESTRICTIONS SET FORTH IN THIS SECTION.

(b) THE AGENCY ISSUING SUCH AUTHORIZATION MUST OBTAIN A CERTIFICATION FROM ITS PERMITEE THAT THE PERMITEE HAS DEVELOPED A NOISE MITIGATION PLAN FOR THE SITE IN ACCORDANCE WITH THIS SUBCHAPTER AND THAT SUCH PLAN IS IN COMPLIANCE WITH THE NOISE MITIGATION RULES. IN THE CASE OF EMERGENCY WORK SUCH CERTIFICATION SHALL BE SUBMITTED WITHIN 3 DAYS AFTER THE COMMENCEMENT OF THE WORK.

(c) IF AFTER HOURS WORK AT THE SITE IS NOT BEING PERFORMED IN COMPLIANCE WITH SUCH PLAN OR WHERE NO PLAN IS IN EFFECT, THE DEPARTMENT OR THE AGENCY ISSUING SUCH AUTHORIZATION, AT THE REQUEST OF THE COMMISSIONER OR ON ITS OWN ACCOUNT, MAY TAKE APPROPRIATE ACTION, INCLUDING BUT NOT LIMITED TO THE REFUSAL TO RENEW SUCH AFTER HOURS AUTHORIZATION.

(d) WHERE THERE IS FULL COMPLIANCE WITH THE NOISE MITIGATION PLAN YET NEVERTHELESS AGGREGATE SOUND LEVELS FROM THE SITE WHERE AN AFTER HOURS AUTHORIZATION IS IN EFFECT EXCEED 8DB(A) ABOVE THE AMBIENT SOUND LEVEL AS MEASURED IN ANY RESIDENTIAL RECEIVING PROPERTY DWELLING UNIT (WITH WINDOWS AND DOORS THAT MAY AFFECT THE MEASUREMENT CLOSED), THE COMMISSIONER MAY REQUEST THE PERSON PERFORMING THE WORK TO CONFER WITH REPRESENTATIVES OF THE DEPARTMENT REGARDING ADDITIONAL NOISE MITIGATION MEASURES THAT MAY BE EMPLOYED AT THE SITE TO REDUCE AGGREGATE SOUND LEVELS. AFTER SUCH CONFERENCE THE COMMISSIONER MAY DIRECT AMENDMENT OF THE NOISE MITIGATION PLAN FOR THE SITE. FAILURE TO RESPOND TO A REQUEST FOR A CONFERENCE OR TO AMEND THE NOISE MITIGATION PLAN WITHIN THE TIME PRESCRIBED IN A NOTICE ISSUED BY THE DEPARTMENT SHALL BE A VIOLATION OF THIS CODE.

(e) AUTHORIZATION FOR AFTER HOURS CONSTRUCTION WORK MAY ONLY BE ISSUED IN THE FOLLOWING CIRCUMSTANCES

(1) EMERGENCY WORK AGENCIES SHALL AUTHORIZE SUCH AFTER HOURS CONSTRUCTION WORK FOR EMERGENCY CONDITIONS, INSIDE OR OUTSIDE THE PROPERTY LINE, INVOLVING A THREAT TO PUBLIC SAFETY OR CAUSING OR LIKELY TO CAUSE THE IMMINENT INTERRUPTION OF SERVICE REQUIRED BY LAW, CONTRACT OR FRANCHISE. AN EMERGENCY AUTHORIZATION ISSUED PURSUANT TO THIS PARAGRAPH SHALL EXPIRE AS DETERMINED BY THE AGENCY BUT NO LATER THAN THE NINETIETH DAY AFTER ITS ISSUANCE AND SHALL BE RENEWABLE IN ACCORDANCE WITH AGENCY PROCEDURES WHILE THE EMERGENCY CONTINUES.

(2) PUBLIC SAFETY AGENCIES MAY AUTHORIZE SUCH AFTER HOURS WORK, INSIDE OR OUTSIDE OF THE PROPERTY LINE, WHERE THE AGENCY DETERMINES THAT THE WORK CANNOT REASONABLY OR PRACTICALLY BE PERFORMED ON WEEKDAYS BETWEEN THE HOURS OF 7 A.M. AND 6 P.M. BECAUSE OF TRAFFIC CONGESTION AND/OR CONCERN FOR WORKER AND/OR PUBLIC SAFETY. AN AUTHORIZATION ISSUED PURSUANT TO THIS PARAGRAPH SHALL EXPIRE AS DETERMINED BY THE AGENCY BUT NO LATER THAN THE NINETIETH DAY AFTER ITS ISSUANCE AND SHALL BE RENEWABLE IN ACCORDANCE WITH AGENCY PROCEDURES.

(3) CITY CONSTRUCTION PROJECTS. AGENCIES MAY AUTHORIZE AFTER HOURS WORK BY OR ON BEHALF OF CITY AGENCIES FOR PROJECTS THAT ARE JUDICIALLY MANDATED OR THE SUBJECT OF CONSENT ORDERS AND/OR WHERE A PROJECT IS NECESSARY IN THE PUBLIC INTEREST INCLUDING BUT NOT LIMITED TO FACILITIES, EQUIPMENT, AND INFRASTRUCTURE FOR THE PROVISION OF WATER, SEWERAGE, SANITATION, TRANSPORTATION AND OTHER SERVICES NECESSARY FOR THE HEALTH OR SAFETY OF THE PUBLIC. AN AUTHORIZATION ISSUED PURSUANT TO

THIS PARAGRAPH FOR A CITY CONSTRUCTION PROJECT SHALL REMAIN IN EFFECT FOR THE DURATION OF THE PROJECT.

(4) CONSTRUCTION ACTIVITIES WITH MINIMAL NOISE IMPACT. THE COMMISSIONER SHALL PROMULGATE RULES SETTING FORTH A LIST OF CONSTRUCTION ACTIVITIES WITH MINIMAL NOISE IMPACT AND SPECIFIC NOISE MITIGATION MEASURES APPLICABLE TO SUCH ACTIVITIES. AGENCIES MAY AUTHORIZE THE PERFORMANCE OF SUCH CONSTRUCTION ACTIVITIES AFTER HOURS IN ACCORDANCE WITH SUCH RULES.

(5) UNDEHARDSHIP. AGENCIES MAY AUTHORIZE AFTER HOURS WORK IF THE COMMISSIONER CERTIFIES THAT THE PERMIT HOLDER HAS SUBSTANTIATED A CLAIM OF UNDEHARDSHIP RESULTING FROM UNIQUE SITE CHARACTERISTICS, UNFORESEEN CONDITIONS, SCHEDULING COMMITMENTS AND/OR FINANCIAL CONSIDERATIONS OUTSIDE THE CONTROL OF THE PERMIT HOLDER AND THAT THE APPLICANT HAS RECEIVED APPROVAL FROM THE DEPARTMENT OF AN ALTERNATIVE NOISE MITIGATION PLAN PURSUANT TO SECTION 24-221 OF THIS SUBCHAPTER, SPECIFYING ACTIVITIES TO BE PERFORMED THAT WILL BE USED FOR AFTER HOURS CONSTRUCTION. THE PLAN MUST COMPLY WITH THE ADJUTANT GENERAL'S NOISE MITIGATION PLAN, AND THE PLAN MUST BE SUBMITTED TO THE DEPARTMENT FOR REVIEW AND APPROVAL. THE PLAN MUST BE SUBMITTED TO THE DEPARTMENT WITHIN THE RULES OF THE DEPARTMENT'S RULES, THAT THE APPLICANT WILL USE TO SIGNIFICANTLY LIMIT NOISE EMISSIONS FROM THE SITE OF SUCH AFTER HOURS WORK. APPLICATIONS FOR SUCH CERTIFICATION SHALL BE SUBMITTED TO THE DEPARTMENT IN A FORM AND MANNER TO BE SET FORTH IN THE RULES OF THE DEPARTMENT. THE APPLICANT FOR AN AFTER HOURS AUTHORIZATION UNDER THIS PARAGRAPH SHALL SUBMIT SUCH CERTIFICATION TO THE ISSUING AGENCY.



Date: 06/14/2023
NYC Devel

ISSN NUMBER:

IOR# B00841795-11

SEAL & SIGNATURE | DATE:

[illegible]

REGISTERED ABOVE

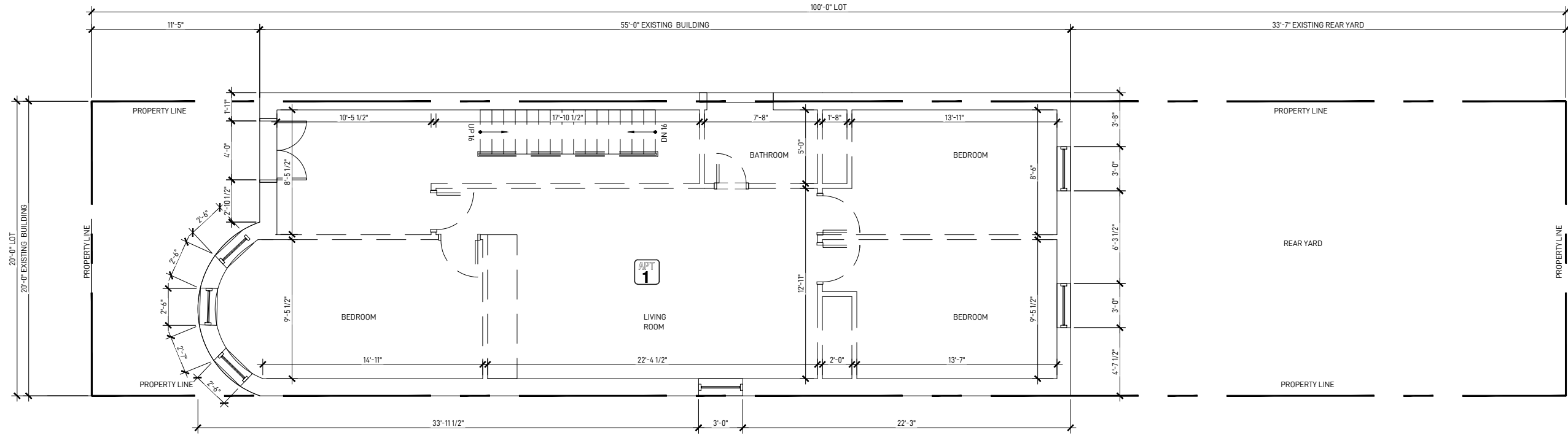
SCALE: AS NOTED

 DWG NO:

026639-1

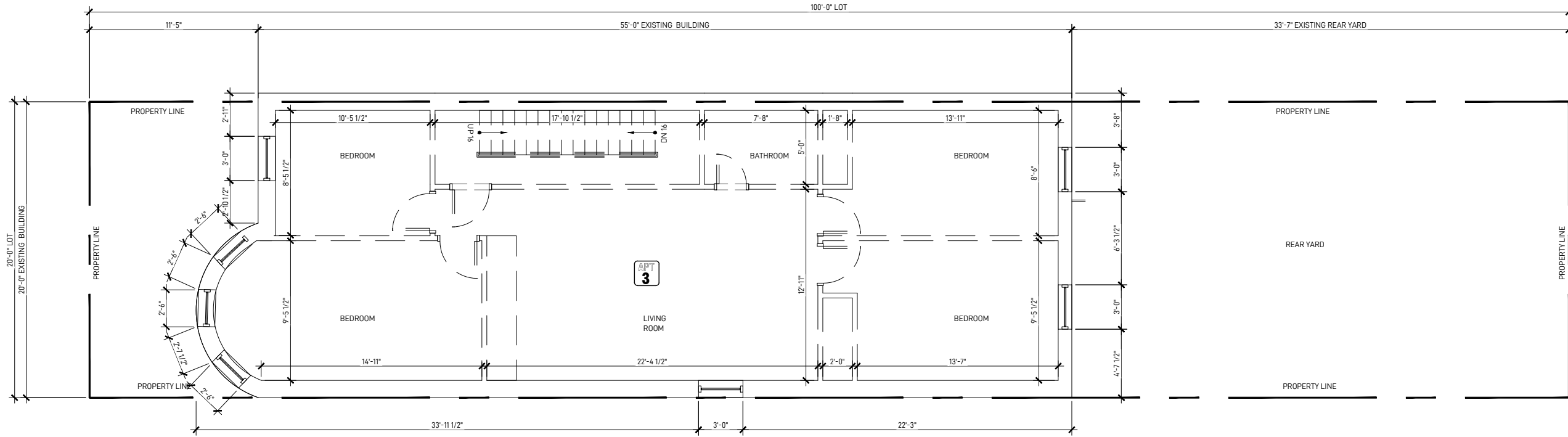
ON 001.00

SHEET NO. _____



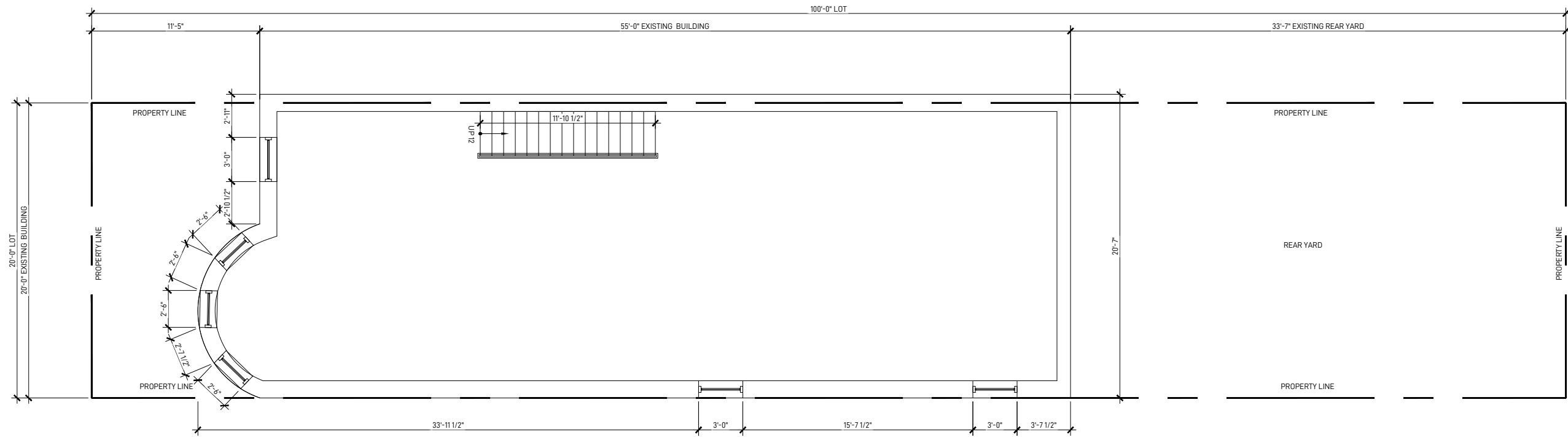
2 FIRST FLOOR PLAN

Scale 1/8" = 1'-0"



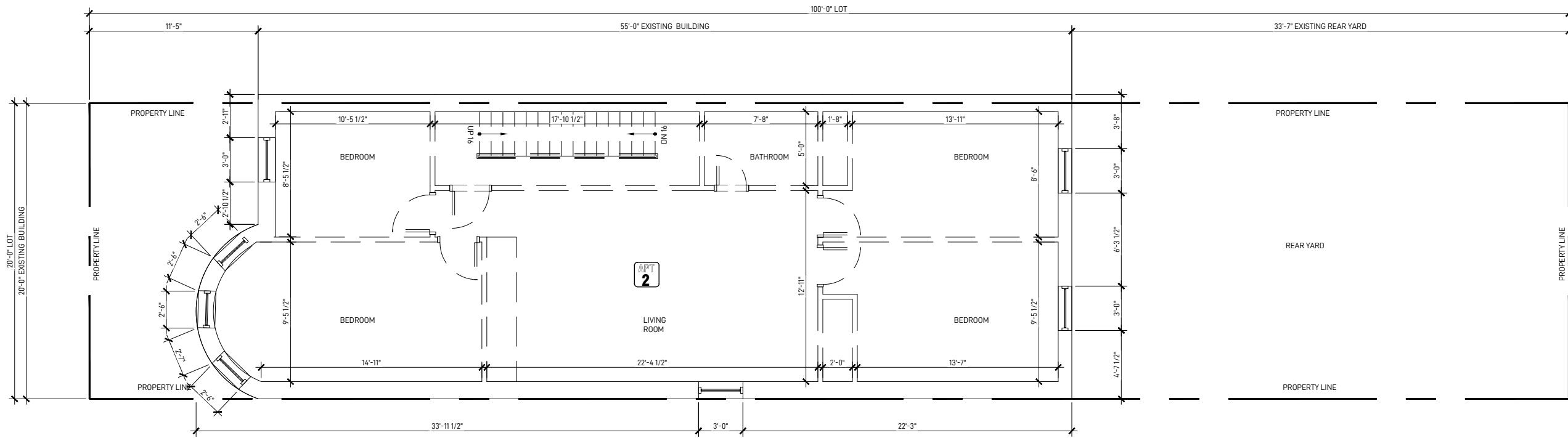
4 THIRD FLOOR PLAN

Scale 1/8" = 1'-0"



1 CELLAR FLOOR PLAN

Scale 1/8" = 1'-0"



3 SECOND FLOOR PLAN

Scale 1/8" = 1'-0"

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD) ROOF DRAIN (A) AREA DRAIN (FD) FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	50 CFM BATHROOM EXHAUST FAN 100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

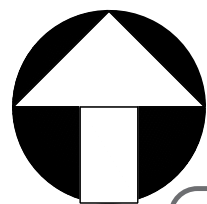
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

EXISTING FLOOR PLANS

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

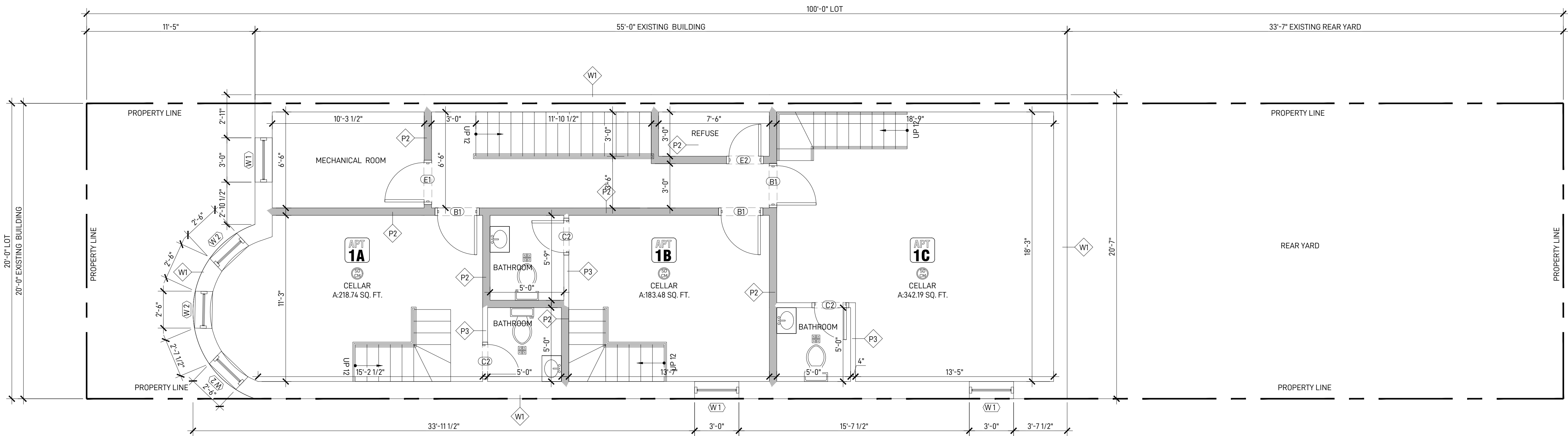
DRAWING BY:

SCALE: AS NOTED

DWG NO:



A-001.00
SHEET NO. 07 OF 20



1 CELLAR FLOOR PLAN

Scale 1/4" = 1'-0"

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD)ROOF DRAINAD)AREA DRAIN (FD)FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	50 CFM BATHROOM EXHAUST FAN
	100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

BB 2019-001 NOTES, REGARDING REFUSE ROOMS

- B. Alternative design. An alternative design (See Figure 2 of this bulletin) is permitted provided that all of the following conditions are met:
1. The refuse and recyclable storage room shall be designed so that the wheelchair user can enter the room head on, and back out without turning or changing direction.
 2. The door of the refuse and recyclable storage room shall be provided with maneuvering clearance, except that such clearance is not required inside the refuse disposal/storage room. However, the clear door width shall be 36" to provide a forward approach as per ICC A117.1 Section 305.7.2 (Forward Approach) and Figure 305.7(b). Such clear width at the door shall be measured between the face of the door and stop, with the door open 90 degrees. This will typically require a 38" wide door.
 3. The refuse and recyclable storage room door shall be a full powered automatic door that complies with ICC A117.1 Section 404.3 (Automatic Doors). Controls for the automatic door shall be provided within the reach range permitted in ICC A117.1 Section 308 (Reach Ranges) and shall be located alongside the door at the latch side. Room identification and symbol of accessibility shall be provided near the control and shall comply with ICC A117.1 Section 703 (Signs).
 4. An occupancy sensor shall be provided in the refuse and recyclable storage room to detect the presence or absence of occupants. Upon the detection of an occupant in the room, the door shall be maintained in the open position for the entire period during which the room is occupied. Upon the occupancy sensor's detection that the room is unoccupied, the door shall automatically return to the closed position.
 5. The automatic door of the refuse and recyclable storage room shall return to the closed position in the case of a power failure, upon the activation of the fire alarm systems (if a fire alarm system is provided in the building), or upon the activation of smoke detectors.
 6. The refuse and recyclable storage room shall be provided with a fire-rated door that remains closed during periods of nonuse. The placement of the storage bins and/or shelves and the location of the refuse chute access opening shall comply with the reach ranges of ICC A117.1 Section 308 (Reach Ranges).
 7. All controls and operating mechanisms intended for operation shall comply with ICC A117.1 Section 305 (Clear Floor Space) and Section 309 (Operable Parts). Controls for maintenance and service are not required to be accessible.

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

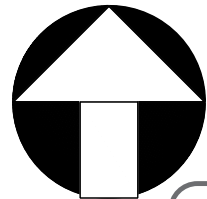
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

PROPOSED CELLAR
FLOOR PLAN

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

SCALE: AS NOTED

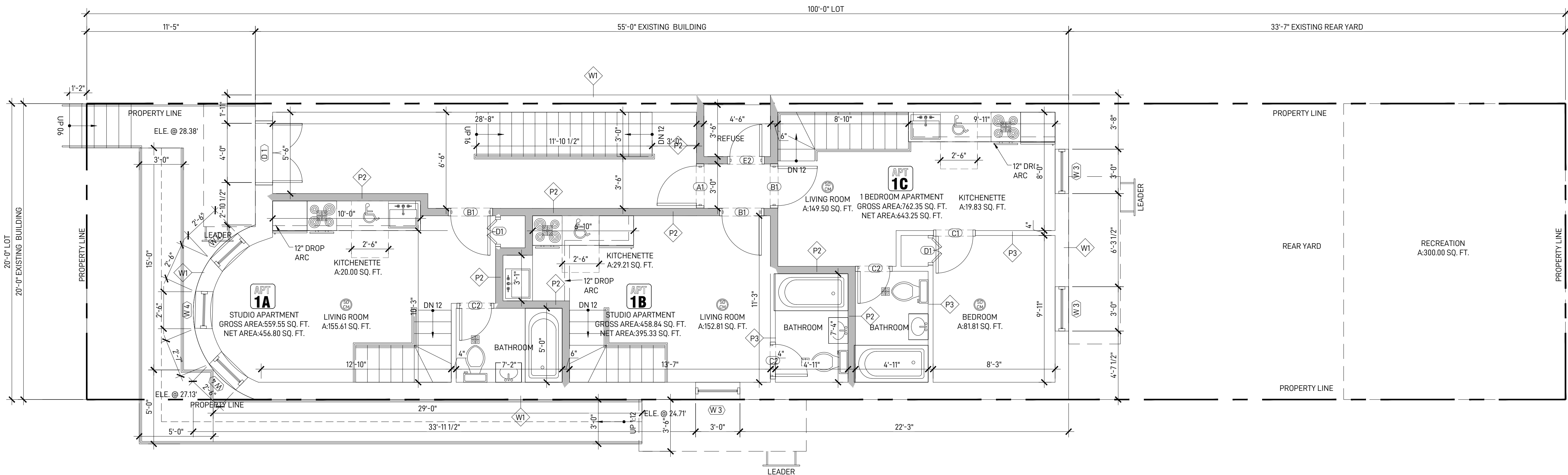
DWG NO:



A-100.00

SHEET NO.

08 OF 20



2 PROPOSED FIRST FLOOR PLAN

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD) ROOF DRAIN (AD) AREA DRAIN (FD) FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	50 CFM BATHROOM EXHAUST FAN 100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

LIGHT AND AIR CALCULATIONS

STUDIO 1A		STUDIO 1B		APARTMENT 1C	
LIVING ROOM	155.61 SQ. FT.	LIVING ROOM	152.81 SQ. FT.	LIVING ROOM	149.50 SQ. FT.
REQ'D LIGHT	15.6	REQ'D LIGHT	15.3	REQ'D LIGHT	15.0
REQ'D AIR	7.8	REQ'D AIR	7.6	REQ'D AIR	7.5
PRO'D LIGHT	45.0	PRO'D LIGHT	18.0	PRO'D LIGHT	18.0
PRO'D AIR	22.5	PRO'D AIR	9.0	PRO'D AIR	9.0
				BEDROOM	81.81 SQ. FT.
				REQ'D LIGHT	8.2
				REQ'D AIR	4.1
				PRO'D LIGHT	18.0
				PRO'D AIR	9.0

OCCUPANCY LOAD (TABLE 1004.1.2)
RESIDENTIAL : 200 SQ. FT. WITHIN THE DWELLING UNITS

STUDIO 1A	559.55 SQ. FT.	/200 = 2.8	USE	3 PERSONS
STUDIO 1B	458.84 SQ. FT.	/200 = 2.3	USE	2 PERSONS
APARTMENT 1C	762.35 SQ. FT.	/200 = 3.8	USE	4 PERSONS

Scale 1/4" = 1'-0"

BB 2019-001 NOTES, REGARDING REFUSE ROOMS

- B. Alternative design. An alternative design (See Figure 2 of this bulletin) is permitted provided that all of the following conditions are met:
1. The refuse and recyclable storage room shall be designed so that the wheelchair user can enter the room head on, and back out without turning or changing direction.
 2. The door of the refuse and recyclable storage room shall be provided with maneuvering clearance, except that such clearance is not required inside the refuse disposal/storage room. However, the clear door width shall be 36" to provide a forward approach as per ICC A117.1 Section 305.7.2 (Forward Approach) and Figure 305.7(b). Such clear width at the door shall be measured between the face of the door and stop, with the door open 90 degrees. This will typically require a 38" wide door.
 3. The refuse and recyclable storage room door shall be a full powered automatic door that complies with ICC A117.1 Section 404.3 (Automatic Doors). Controls for the automatic door shall be provided within the reach range permitted in ICC A117.1 Section 308 (Reach Ranges) and shall be located alongside the door at the latch side. Room identification and symbol of accessibility shall be provided near the control and shall comply with ICC A117.1 Section 703 (Signs).
 4. An occupancy sensor shall be provided in the refuse and recyclable storage room to detect the presence or absence of occupants. Upon the detection of an occupant in the room, the door shall be maintained in the open position for the entire period during which the room is occupied. Upon the occupancy sensor's detection that the room is unoccupied, the door shall automatically return to the closed position.
 5. The automatic door of the refuse and recyclable storage room shall return to the closed position in the case of a power failure, upon the activation of the fire alarm systems (if a fire alarm system is provided in the building), or upon the activation of smoke detectors.
 6. The refuse and recyclable storage room shall be provided with a fire-rated door that remains closed during periods of nonuse. The placement of the storage bins and/or shelves and the location of the refuse chute access opening shall comply with the reach ranges of ICC A117.1 Section 308 (Reach Ranges).
 7. All controls and operating mechanisms intended for operation shall comply with ICC A117.1 Section 305 (Clear Floor Space) and Section 309 (Operable Parts). Controls for maintenance and service are not required to be accessible.

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

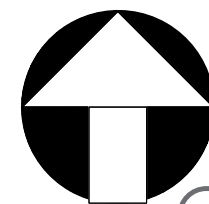
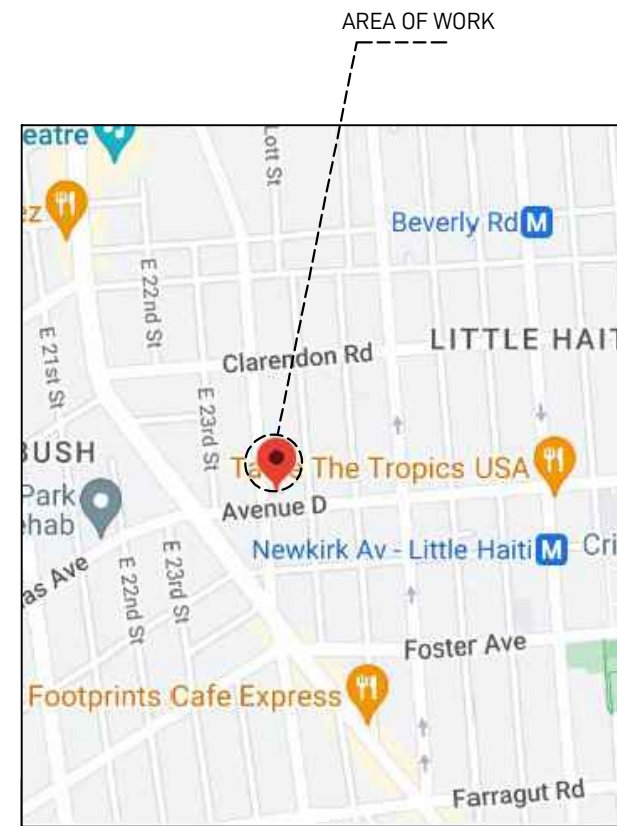
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

PROPOSED FIRST
FLOOR PLAN

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

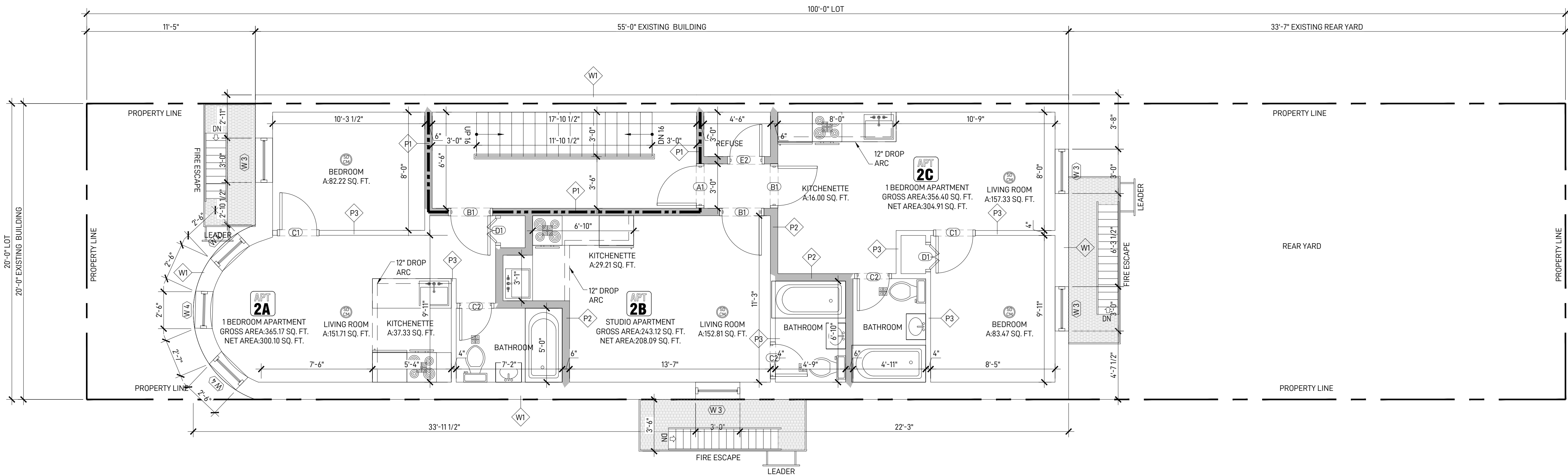
SCALE: AS NOTED

DWG NO:



A-101.00

SHEET NO. 09 OF 20



3 PROPOSED SECOND FLOOR PLAN

Scale 1/4" = 1'-0"

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD) ROOF DRAIN (AD) AREA DRAIN (FD) FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	50 CFM BATHROOM EXHAUST FAN 100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

LIGHT AND AIR CALCULATIONS

STUDIO 2A	
LIVING ROOM	151.71 SQ. FT.
REQ'D LIGHT	15.2
REQ'D AIR	7.6
PRO'D LIGHT	45.0
PRO'D AIR	22.5
BEDROOM	82.22 SQ. FT.
REQ'D LIGHT	8.2
REQ'D AIR	4.1
PRO'D LIGHT	18.0
PRO'D AIR	9.0

STUDIO 2B	
LIVING ROOM	152.81 SQ. FT.
REQ'D LIGHT	15.3
REQ'D AIR	7.6
PRO'D LIGHT	18.0
PRO'D AIR	9.0

APARTMENT 2C	
LIVING ROOM	157.33 SQ. FT.
REQ'D LIGHT	15.7
REQ'D AIR	7.9
PRO'D LIGHT	18.0
PRO'D AIR	9.0
BEDROOM	83.47 SQ. FT.
REQ'D LIGHT	8.3
REQ'D AIR	4.2
PRO'D LIGHT	18.0
PRO'D AIR	9.0

OCCUPANCY LOAD (TABLE 1004.1.2)
RESIDENTIAL : 200 SQ. FT. WITHIN THE DWELLING UNITS

APARTMENT 2A	365.17 SQ. FT.	/200 = 1.8	USE	2 PERSONS
STUDIO 2B	243.12 SQ. FT.	/200 = 1.2	USE	1 PERSONS
APARTMENT 2C	356.40 SQ. FT.	/200 = 1.8	USE	2 PERSONS

BB 2019-001 NOTES, REGARDING REFUSE ROOMS

- B. Alternative design. An alternative design (See Figure 2 of this bulletin) is permitted provided that all of the following conditions are met:
1. The refuse and recyclable storage room shall be designed so that the wheelchair user can enter the room head on, and back out without turning or changing direction.
 2. The door of the refuse and recyclable storage room shall be provided with maneuvering clearance, except that such clearance is not required inside the refuse disposal/storage room. However, the clear door width shall be 36" to provide a forward approach as per ICC A117.1 Section 305.7.2 (Forward Approach) and Figure 305.7(b). Such clear width at the door shall be measured between the face of the door and stop, with the door open 90 degrees. This will typically require a 38" wide door.
 3. The refuse and recyclable storage room door shall be a full powered automatic door that complies with ICC A117.1 Section 404.3 (Automatic Doors). Controls for the automatic door shall be provided within the reach range permitted in ICC A117.1 Section 308 (Reach Ranges) and shall be located alongside the door at the latch side. Room identification and symbol of accessibility shall be provided near the control and shall comply with ICC A117.1 Section 703 (Signs).
 4. An occupancy sensor shall be provided in the refuse and recyclable storage room to detect the presence or absence of occupants. Upon the detection of an occupant in the room, the door shall be maintained in the open position for the entire period during which the room is occupied. Upon the occupancy sensor's detection that the room is unoccupied, the door shall automatically return to the closed position.
 5. The automatic door of the refuse and recyclable storage room shall return to the closed position in the case of a power failure, upon the activation of the fire alarm systems (if a fire alarm system is provided in the building), or upon the activation of smoke detectors.
 6. The refuse and recyclable storage room shall be provided with a fire-rated door that remains closed during periods of nonuse. The placement of the storage bins and/or shelves and the location of the refuse chute access opening shall comply with the reach ranges of ICC A117.1 Section 308 (Reach Ranges).
 7. All controls and operating mechanisms intended for operation shall comply with ICC A117.1 Section 305 (Clear Floor Space) and Section 309 (Operable Parts). Controls for maintenance and service are not required to be accessible.

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

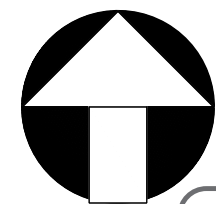
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

PROPOSED SECOND
FLOOR PLAN

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

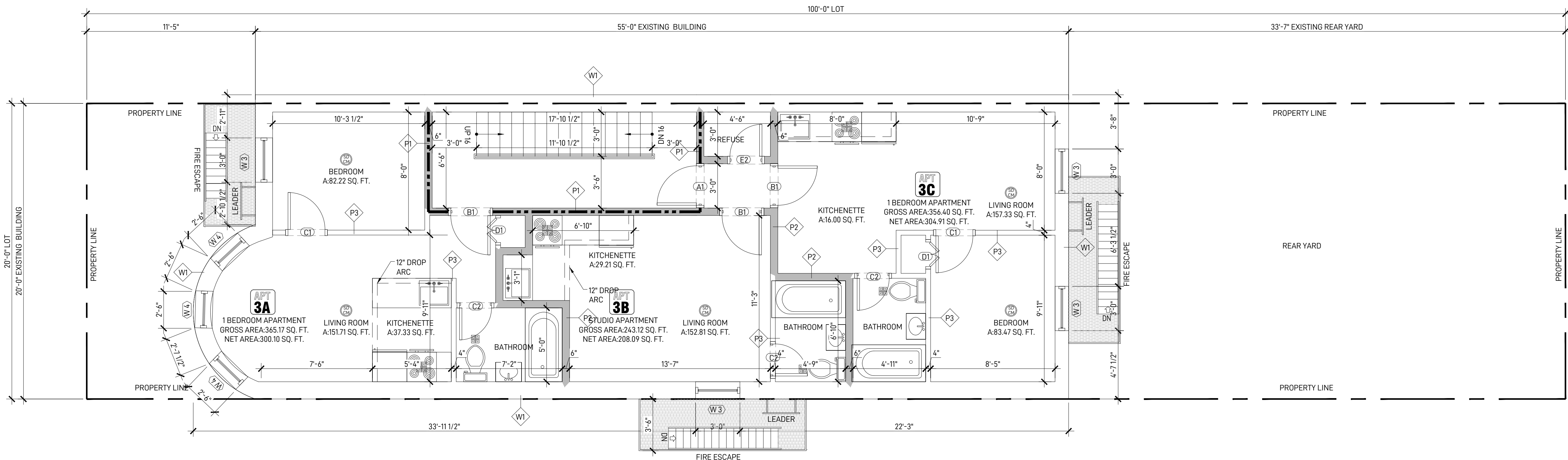
SCALE: AS NOTED

DWG NO:



A-102.00

SHEET NO. 10 OF 20



4 PROPOSED THIRD FLOOR PLAN

Scale 1/4" = 1'-0"

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD)ROOF DRAIN(AD)AREA DRAIN (FD)FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	50 CFM BATHROOM EXHAUST FAN 100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

LIGHT AND AIR CALCULATIONS

STUDIO 3A	
LIVING ROOM	151.71 SQ. FT.
REQ'D LIGHT	15.2
REQ'D AIR	7.6
PRO'D LIGHT	45.0
PRO'D AIR	22.5
BEDROOM	82.22 SQ. FT.
REQ'D LIGHT	8.2
REQ'D AIR	4.1
PRO'D LIGHT	18.0
PRO'D AIR	9.0

STUDIO 3B	
LIVING ROOM	152.81 SQ. FT.
REQ'D LIGHT	15.3
REQ'D AIR	7.6
PRO'D LIGHT	18.0
PRO'D AIR	9.0

APARTMENT 3C	
LIVING ROOM	157.33 SQ. FT.
REQ'D LIGHT	15.7
REQ'D AIR	7.9
PRO'D LIGHT	18.0
PRO'D AIR	9.0
BEDROOM	83.47 SQ. FT.
REQ'D LIGHT	8.3
REQ'D AIR	4.2
PRO'D LIGHT	18.0
PRO'D AIR	9.0

OCCUPANCY LOAD (TABLE 1004.1.2)
RESIDENTIAL : 200 SQ. FT. WITHIN THE DWELLING UNITS

APARTMENT 3A	365.17 SQ. FT.	/200 = 1.8	USE	2 PERSONS
STUDIO 3B	243.12 SQ. FT.	/200 = 1.2	USE	1 PERSONS
APARTMENT 3C	356.40 SQ. FT.	/200 = 1.8	USE	2 PERSONS

BB 2019-001 NOTES, REGARDING REFUSE ROOMS

- B. Alternative design. An alternative design (See Figure 2 of this bulletin) is permitted provided that all of the following conditions are met:
1. The refuse and recyclable storage room shall be designed so that the wheelchair user can enter the room head on, and back out without turning or changing direction.
 2. The door of the refuse and recyclable storage room shall be provided with maneuvering clearance, except that such clearance is not required inside the refuse disposal/storage room. However, the clear door width shall be 36" to provide a forward approach as per ICC A117.1 Section 305.7.2 (Forward Approach) and Figure 305.7(b). Such clear width at the door shall be measured between the face of the door and stop, with the door open 90 degrees. This will typically require a 38" wide door.
 3. The refuse and recyclable storage room door shall be a full powered automatic door that complies with ICC A117.1 Section 404.3 (Automatic Doors). Controls for the automatic door shall be provided within the reach range permitted in ICC A117.1 Section 308 (Reach Ranges) and shall be located alongside the door at the latch side. Room identification and symbol of accessibility shall be provided near the control and shall comply with ICC A117.1 Section 703 (Signs).
 4. An occupancy sensor shall be provided in the refuse and recyclable storage room to detect the presence or absence of occupants. Upon the detection of an occupant in the room, the door shall be maintained in the open position for the entire period during which the room is occupied. Upon the occupancy sensor's detection that the room is unoccupied, the door shall automatically return to the closed position.
 5. The automatic door of the refuse and recyclable storage room shall return to the closed position in the case of a power failure, upon the activation of the fire alarm systems (if a fire alarm system is provided in the building), or upon the activation of smoke detectors.
 6. The refuse and recyclable storage room shall be provided with a fire-rated door that remains closed during periods of nonuse. The placement of the storage bins and/or shelves and the location of the refuse chute access opening shall comply with the reach ranges of ICC A117.1 Section 308 (Reach Ranges).
 7. All controls and operating mechanisms intended for operation shall comply with ICC A117.1 Section 305 (Clear Floor Space) and Section 309 (Operable Parts). Controls for maintenance and service are not required to be accessible.

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

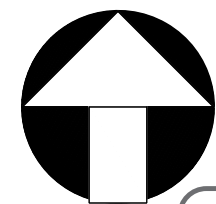
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

PROPOSED
THIRD FLOOR PLAN

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

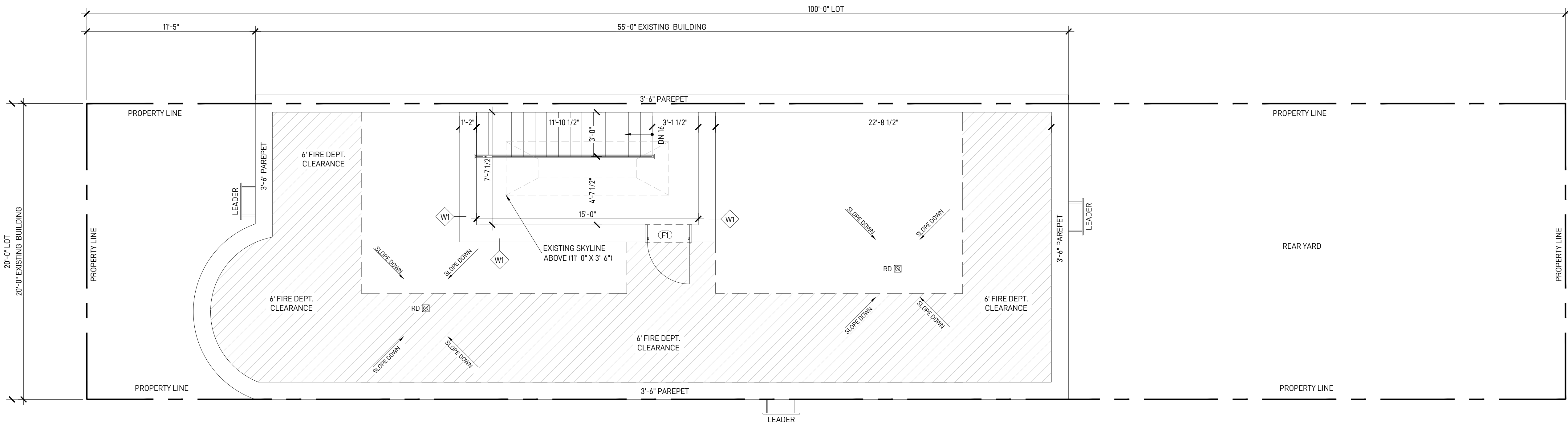
DRAWING BY:

SCALE: AS NOTED

DWG NO:

A-103.00

SHEET NO. 11 OF 20



4 PROPOSED ROOF FLOOR PLAN

Scale 1/4" = 1'-0"

LEGEND	
	WALL TO BE REMOVED
	NEW 4" BRICK VENEER
	NEW 8" CMU BLOCK WALL
	EXTERIOR FRAME WALL 6" STUDS AT 16" O.C.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (1) LAYER 5/8" THK. SHEETROCK ON BOTH SIDES, NON-FIRE RATED.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED. MASONRY EQUIVALENT WALL.
	NEW INTERIOR PARTITION = 3-1/2" METAL STUDS @ 16" O.C., (2) LAYERS FC #60 5/8" THK. SHEETROCK ON BOTH SIDES, (2) HR. FIRE RATED.
	STUCCO FINISH
	INSULATION
	NEW CONCRETE, SEE STRUCT. FOR MORE INFO.
	SMOKE DETECTOR CARBON MONOXIDE DETECTOR HARDWIRED AND TO BE INTERCONNECTED
	SPRINKLER HEAD
	(RD)/ROOF DRAIN(AD) AREA DRAIN (FD) FLOOR DRAIN
	FIRE PROOF SELF CLOSE DOOR
	EXIT SIGN & EMERGENCY LIGHTING
	ES & L
	50 CFM BATHROOM EXHAUST FAN 100 CFM KITCHEN EXHAUST FAN
	WALL TAG
	DOOR TAG
	WINDOW TAG
	EXTERIOR LIGHT
	APARTMENT NUMBER

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

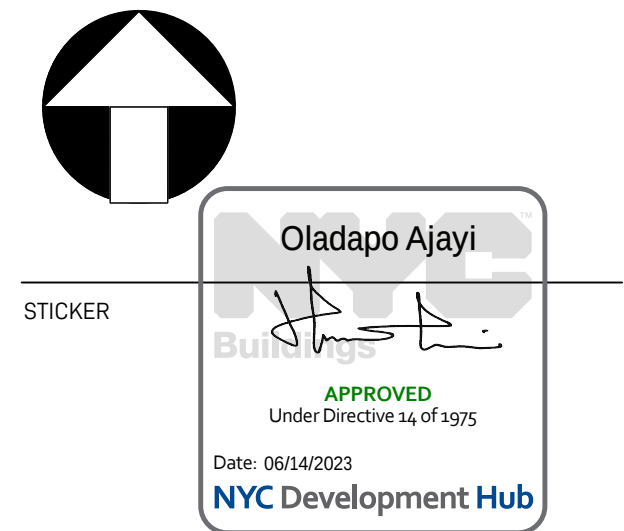
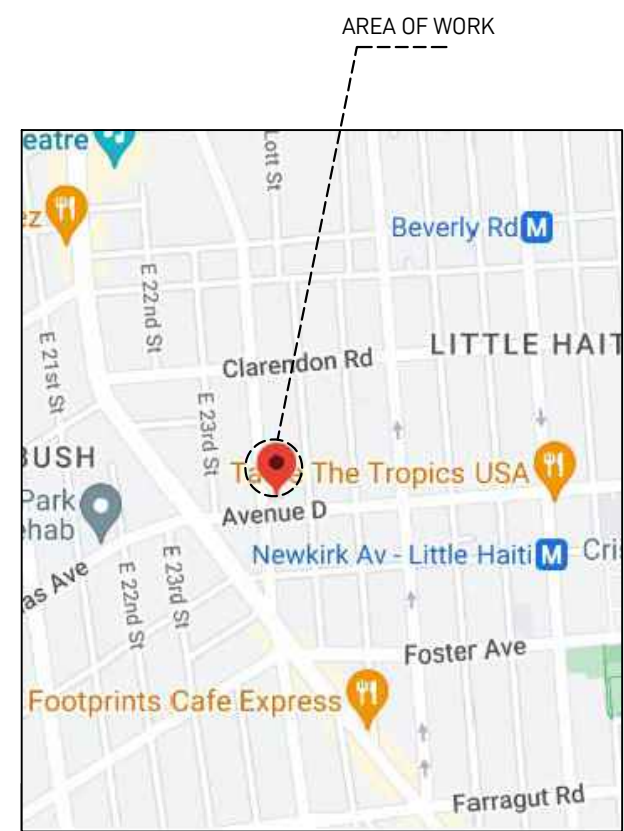
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

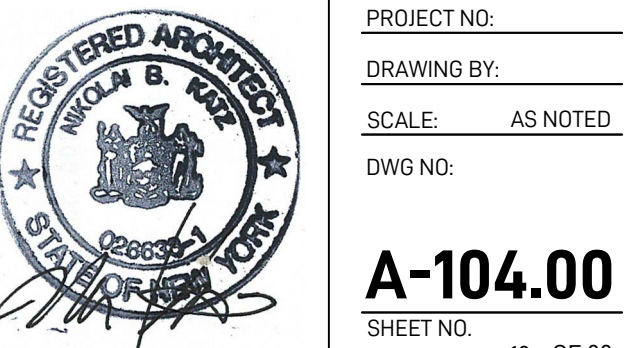
PROPOSED
ROOF FLOOR PLAN

LOCATION MAP



JOB NUMBER:
JOB# B00841795-11

SEAL & SIGNATURE DATE:
PROJECT NO:
DRAWING BY:
SCALE: AS NOTED
DWG NO:



A-104.00
SHEET NO. 12 OF 20



1 FRONT ELEVATION

Scale 1/4" = 1'-0"

2 REAR ELEVATION

Scale 1/4" = 1'-0"

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

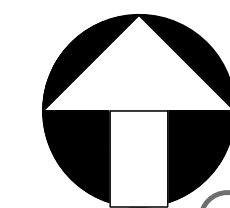
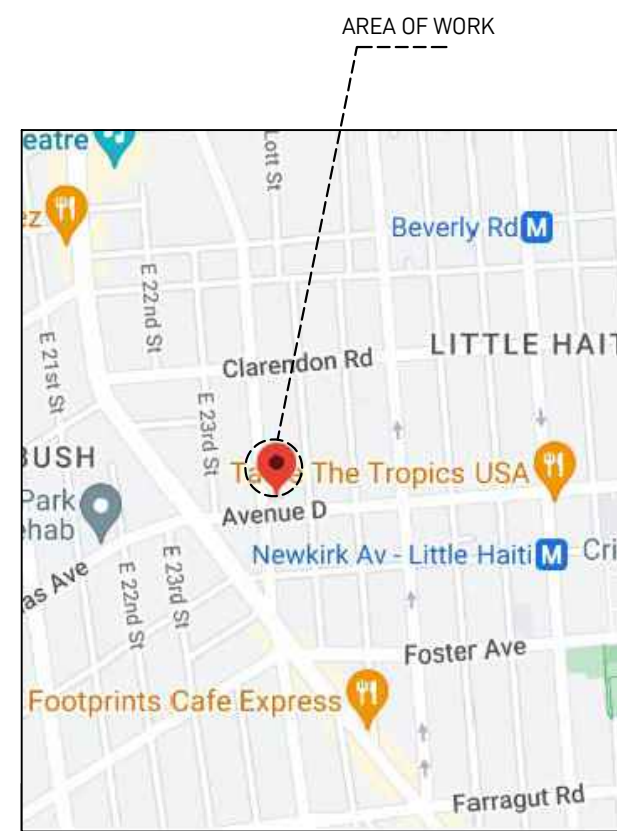
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

FRONT & REAR
ELEVATION

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

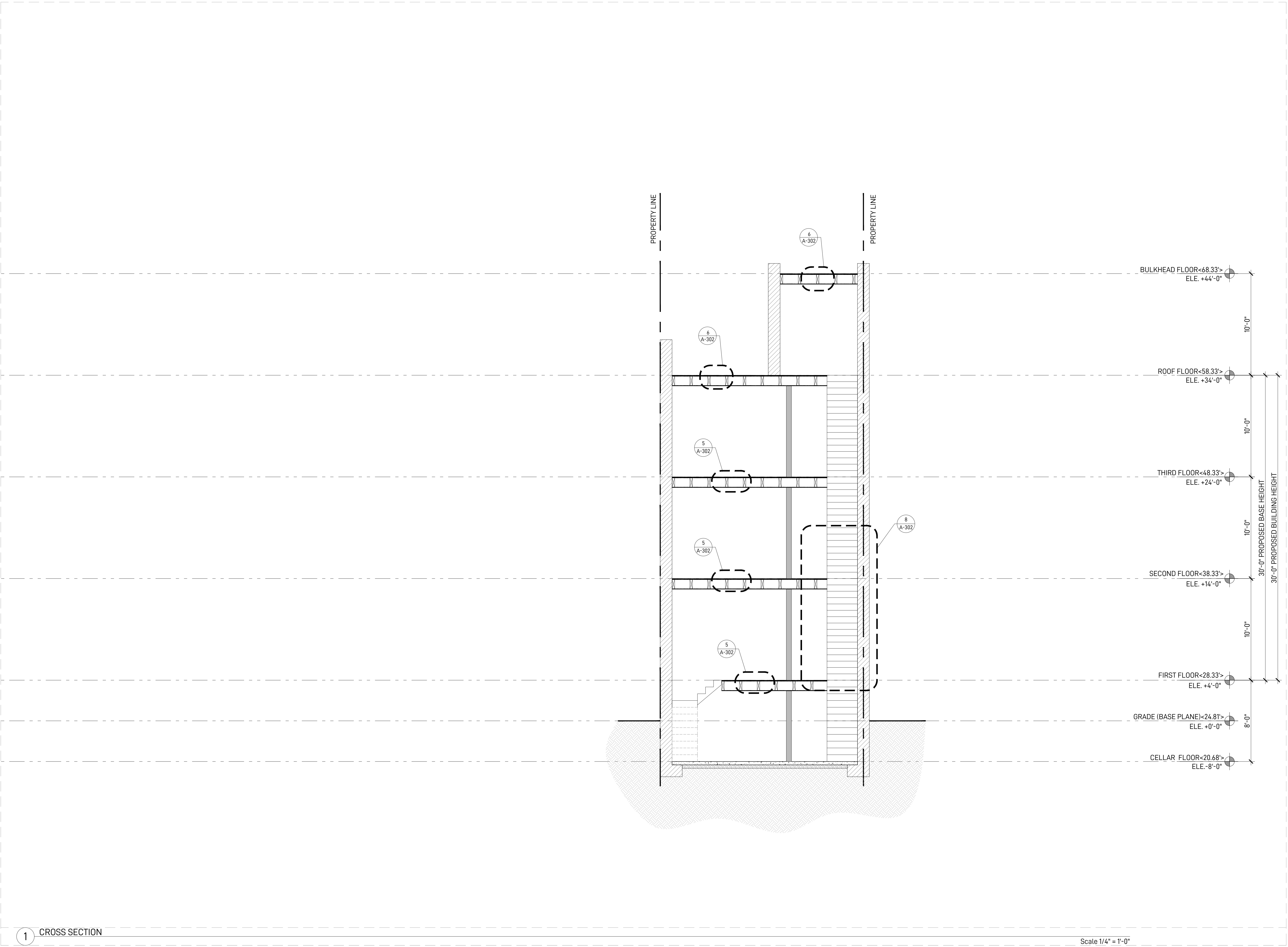
DRAWING BY:

SCALE: AS NOTED

DWG NO:



A-200.00
SHEET NO. 13 OF 20



1 CROSS SECTION

Scale 1/4" = 1'-0"

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

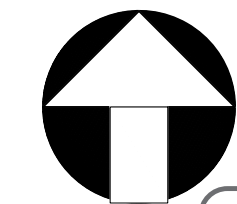
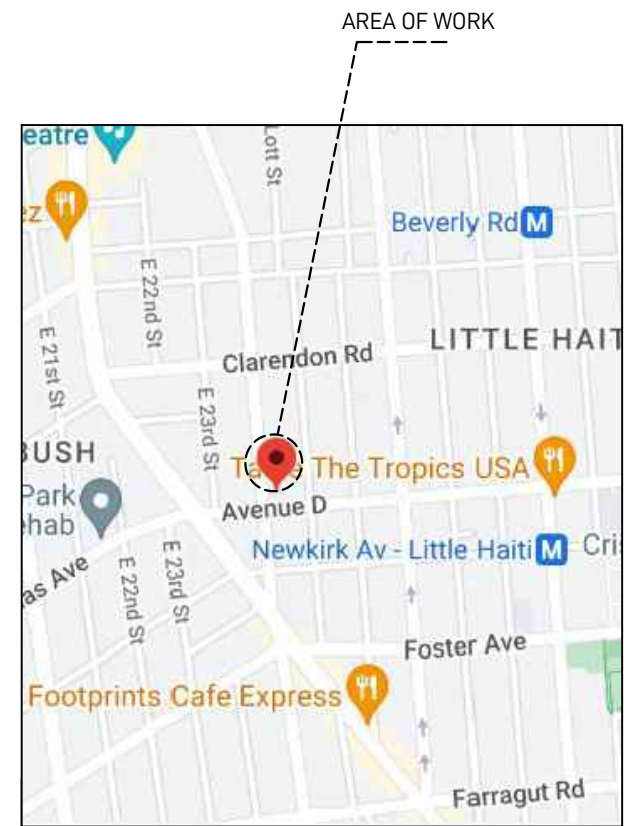
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

CROSS SECTION

LOCATION MAP



STICKER

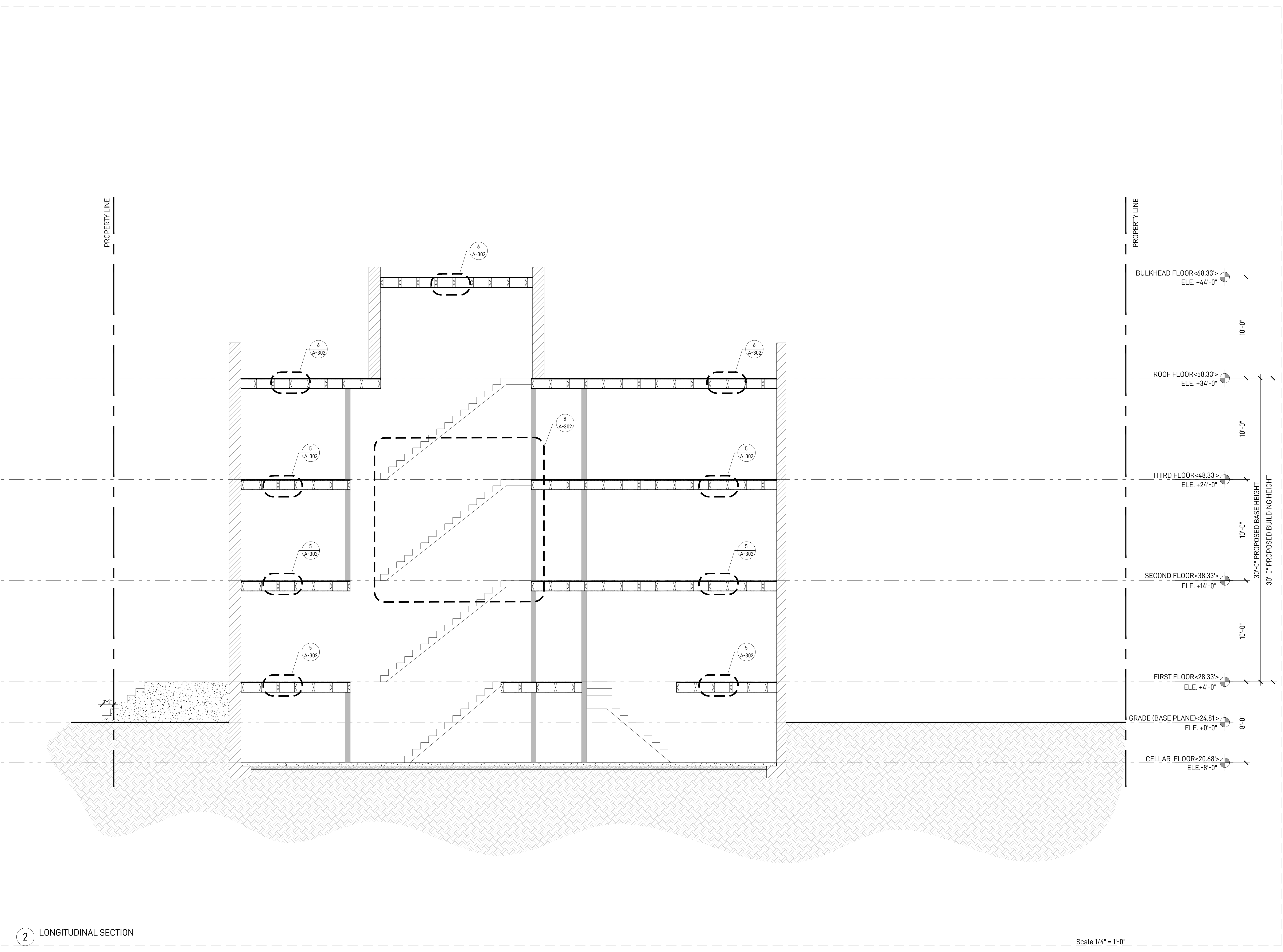


JOB NUMBER:
JOB# B00841795-11

SEAL & SIGNATURE DATE:
PROJECT NO:
DRAWING BY:
SCALE: AS NOTED
DWG NO:



A-300.00
SHEET NO. 14 OF 20



Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

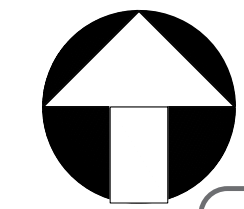
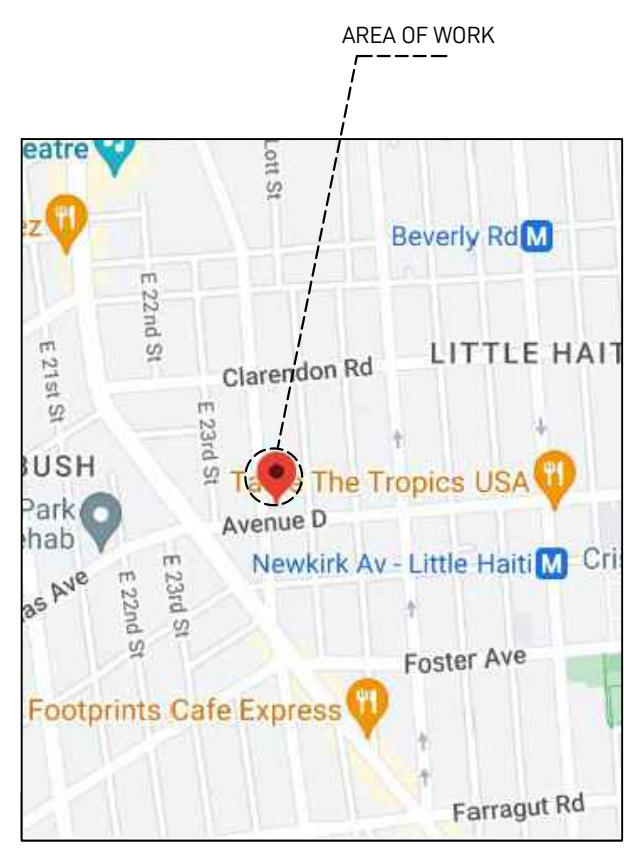
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

LONGITUDINAL
SECTION

LOCATION MAP

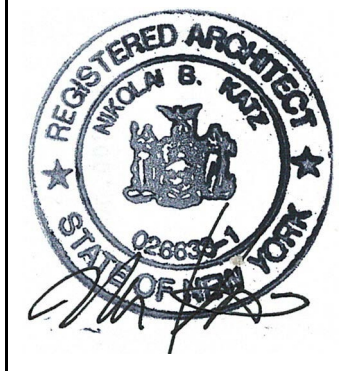


STICKER



JOB NUMBER:
JOB# B00841795-11

SEAL & SIGNATURE
PROJECT NO:
DRAWING BY:
SCALE: AS NOTED
DWG NO:



A-301.00
SHEET NO. 15 OF 20

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

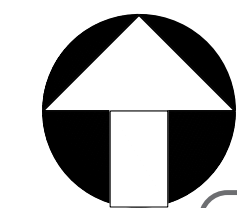
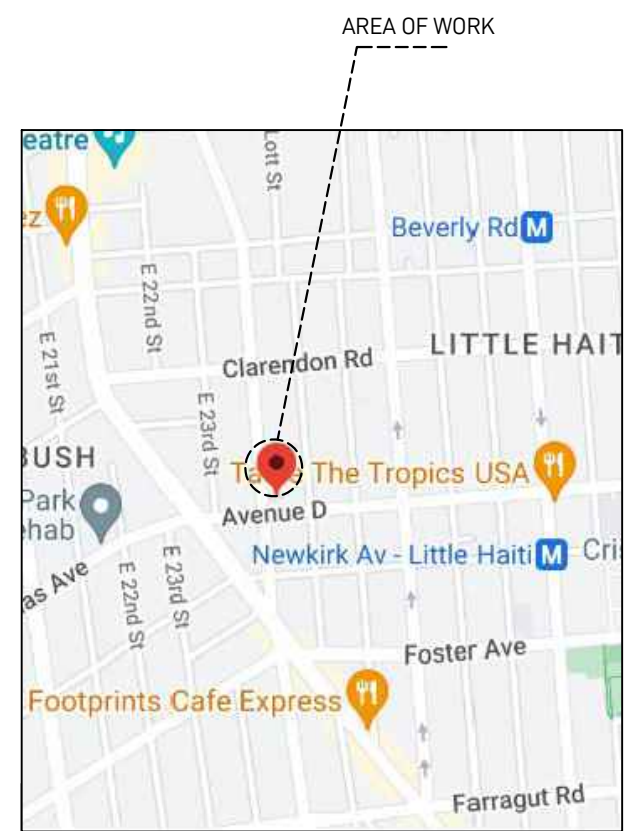
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

SECTION DETAILS

LOCATION MAP



STICKER


Buildings

APPROVED
Under Directive 14 of 1975

Date: 06/14/2023

NYC Development Hub

JOB# B00841795-I1

SEAL & SIGNATURE | DATE:



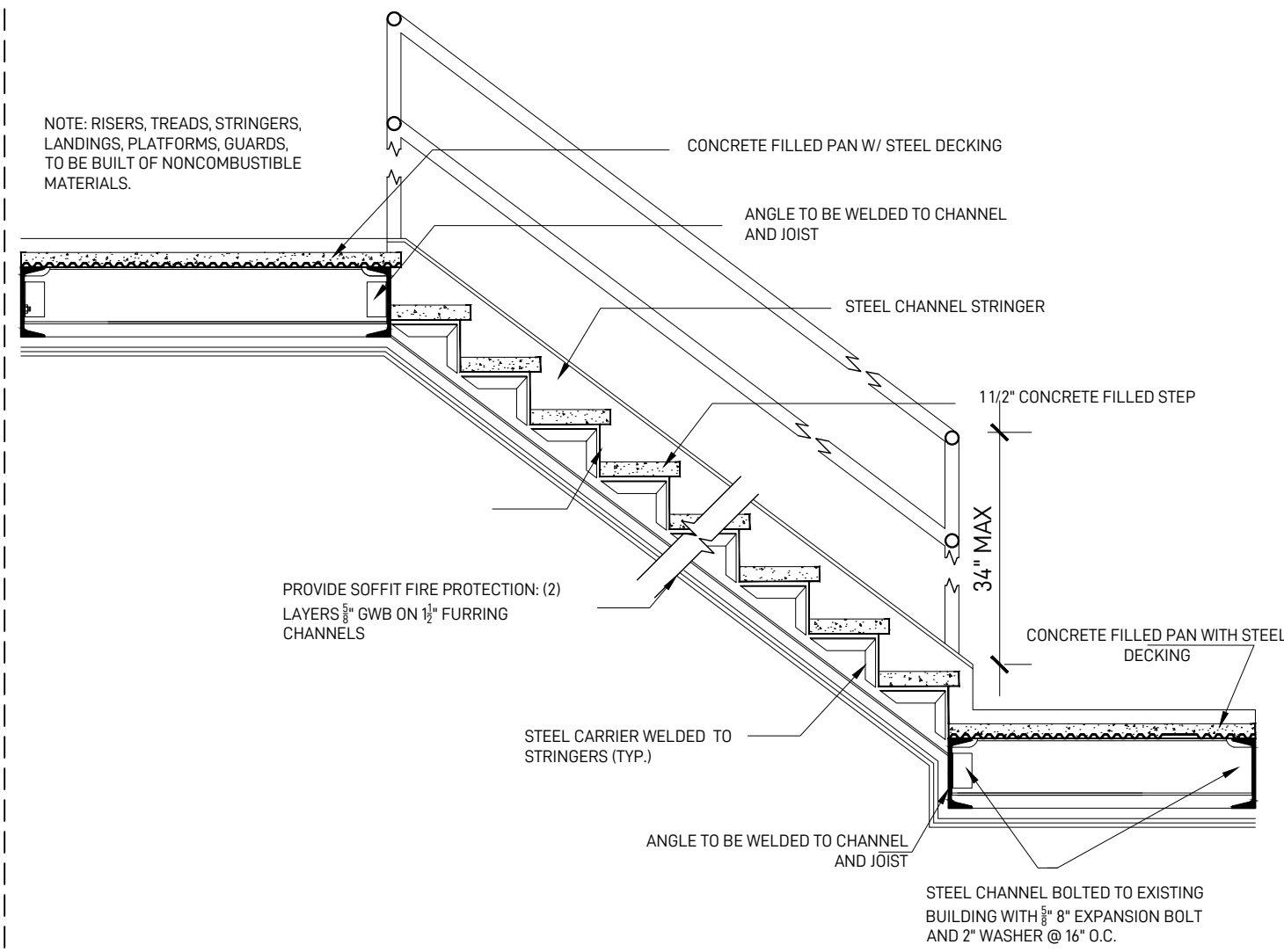
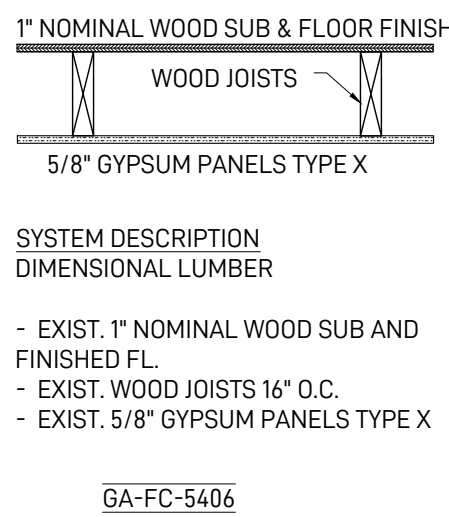
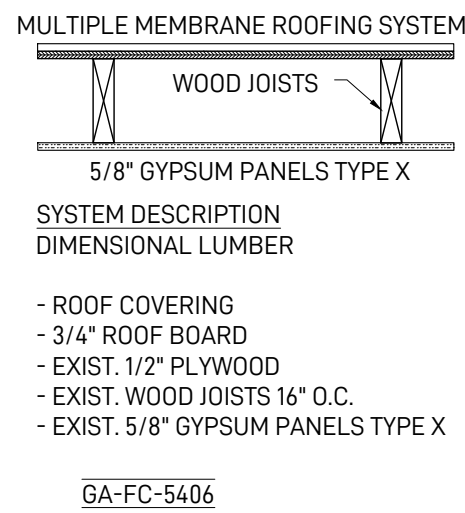
PROJECT NO: _____

DRAWING BY: _____

SCALE: _____ AS NOTED

DWG NO: _____

A-302.00
SHEET NO. 16 OF 20

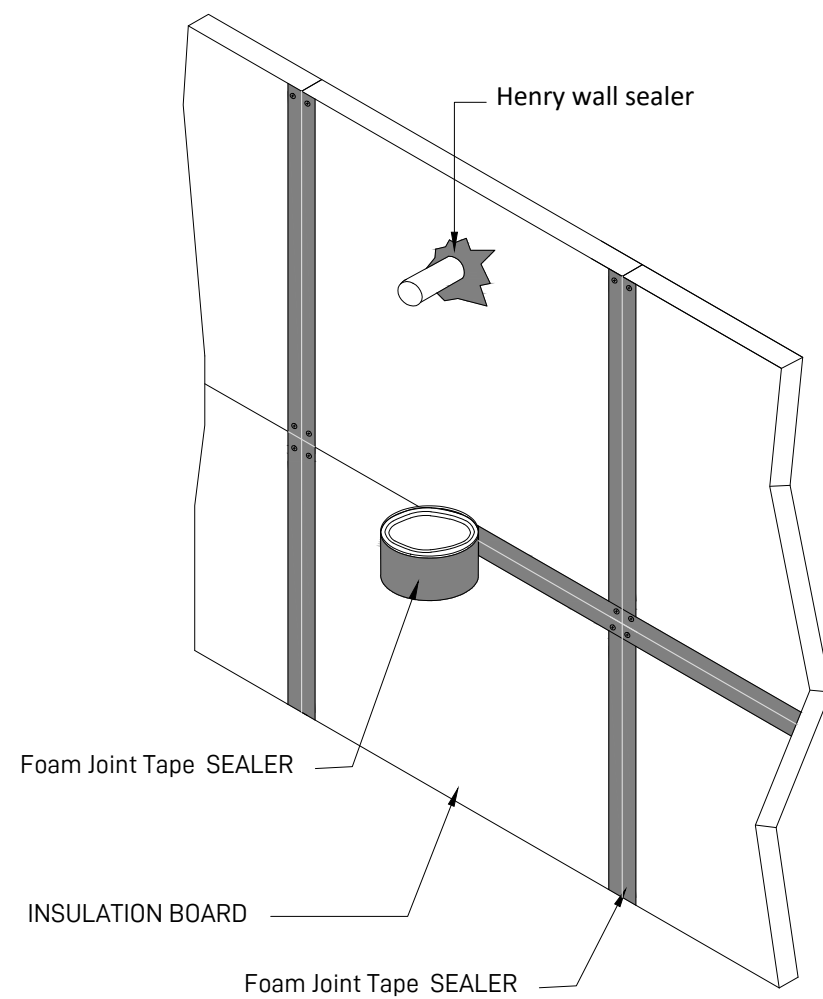


AIR BARRIER JOINTS AND SEAMS SHALL BE SEALED, INCLUDING SEALING TRANSITIONS IN PLACES AND CHANGES IN MATERIALS. AIR BARRIER PENETRATIONS SHALL BE SEALED IN ACCORDANCE WITH SECTION C402.5.1. THE JOINTS AND SEALS SHALL BE SECURELY INSTALLED IN OR ON THE JOINT FOR ITS ENTIRE LENGTH SO AS NOT TO DISLODGE, LOOSEN OR OTHERWISE IMPAIR ITS ABILITY TO RESIST POSITIVE AND NEGATIVE PRESSURE FROM WIND, STACK EFFECT AND MECHANICAL VENTILATION

AIR LEAKAGE TESTING WILL BE PERFORMED IN ACCORDANCE WITH ASTM E779 AT 75 PA AND NOT EXCEED 0.4 CFM/FT².

ALL VENT AND FLUES TO BE THERMALLY SEALED WITH
Henry roof coating (or equivalent) ASTM D2370

ALL INSULATION BOARD JOINT AND SEAMS TO BE SEALED WITH
Owens Corning™ JointSealR™ Foam Joint Tape SEALER



3 ROOF PARAPET DETAIL Scale: 3/4"=1'-0"

6 EXIST. ROOF ASSEMBLY DETAIL Scale: 3/4"=1'-0"

9 FLOOR WALL W/BALCONY DETAIL

Scale: 3/4"=1'-0"

11 FLOOR TO WALL BALCONY CONNECTION DETAIL Scale: 3/4"=1'-0"

2 FLOOR TO WALL DETAIL

Scale: 3/4"=1'-0"

5 EXIST. FLOOR ASSEMBLY DETAIL Scale: 3/4"=1'-0"

8 STAIR DETAIL Scale: 3/4" = 1'-0"

1 FOUNDATION DETAIL Scale: 3/4"=1'-0"

4 SLAB ON GRADE DETAIL Scale: 3/4"=1'-0"

7 SLAB PERIMETER DETAIL

10 SEALER DETAIL

SCALE: 3/4" = 1'-0"

NUMBER D1

ELEVATIONS

4'-0" x 8'-6" 37.6 SQ FT
CLEAR, NON-TINTED, GLASS

4'-0"

8'-6"

1'-4"

2'-4"

2

5

7

5

FINISHED FLOOR

THERMA -TRU

TYPE	CASEMENTS
OPERATION	HINGED
COLOR	T.B.D.
LOCATION	BUILDING ENTRANCE

AIR INFILTRATION RATE: 0.20 (CFM/FT)
U = 0.24, SHGC = 0.15, VT = 0.08

NUMBER W1

ELEVATIONS

3'-0" x 2'-0" 6.0 SQ FT
CLEAR, NON-TINTED, GLASS

3'-0"

2'-0"

2

5

7

5

FINISHED FLOOR

PELLA PROLINE 450 SERIES

TYPE	CASEMENTS
OPERATION	HINGED
COLOR	T.B.D.
LOCATION	REFER TO PLAN

AIR INFILTRATION RATE: 0.11 (CFM/FT)
TOTAL UNIT U = 0.29, SHGC = 0.27

NUMBER W2

ELEVATIONS

2'-6" x 2'-0" 2.7 SQ FT
CLEAR, NON-TINTED, GLASS

2'-6"

2'-0"

2

5

7

5

FINISHED FLOOR

PELLA PROLINE 450 SERIES

TYPE	DOUBLE HUNG
OPERATION	SLIDING
COLOR	T.B.D.
LOCATION	REFER TO PLAN

AIR INFILTRATION RATE: 0.11 (CFM/FT)
TOTAL UNIT U = 0.29, SHGC = 0.27

NUMBER W3

ELEVATIONS

3'-0" x 6'-0" 18.0 SQ FT
CLEAR, NON-TINTED, GLASS

3'-0"

6'-0"

2

5

7

5

FINISHED FLOOR

PELLA PROLINE 450 SERIES

TYPE	DOUBLE HUNG
OPERATION	SLIDING
COLOR	T.B.D.
LOCATION	REFER TO PLAN

AIR INFILTRATION RATE: 0.11 (CFM/FT)
TOTAL UNIT U = 0.29, SHGC = 0.27

NUMBER W4

ELEVATIONS

2'-6" x 6'-0" 18.0 SQ FT
CLEAR, NON-TINTED, GLASS

2'-6"

6'-0"

2

5

7

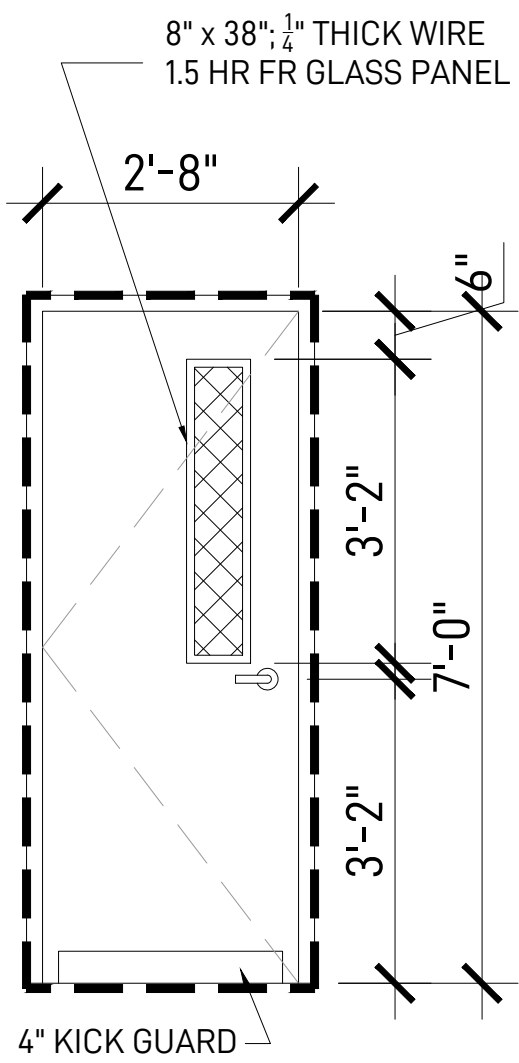
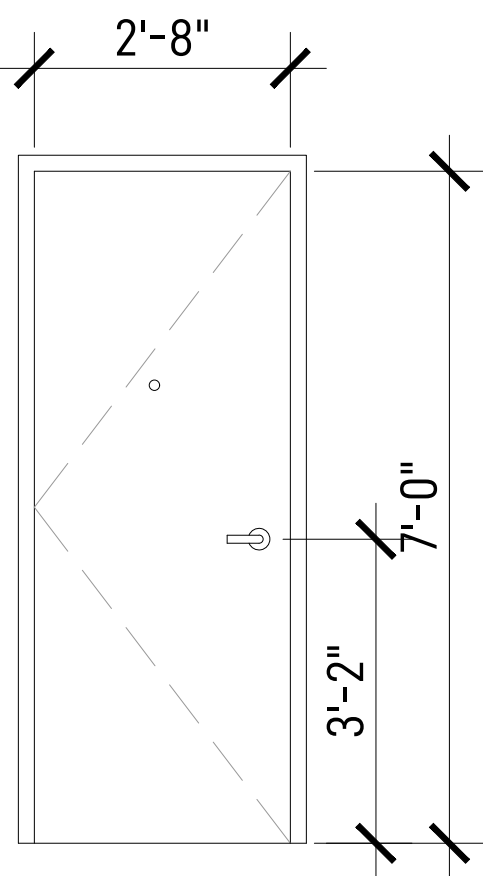
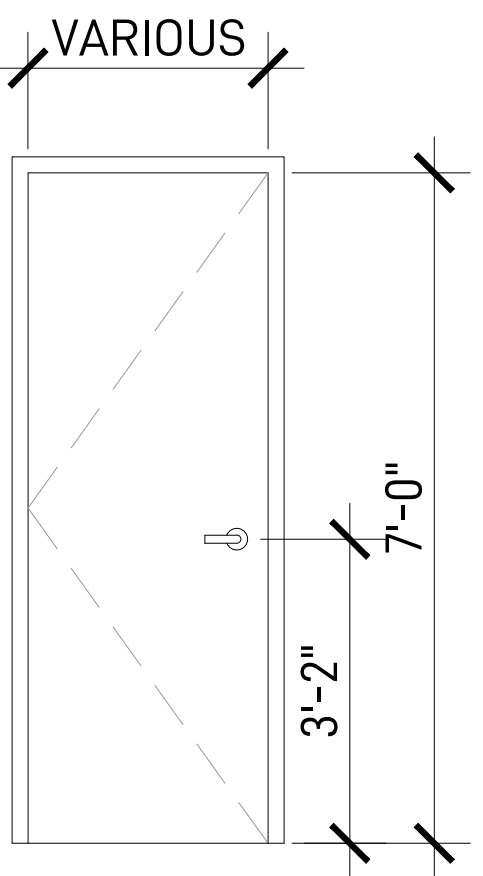
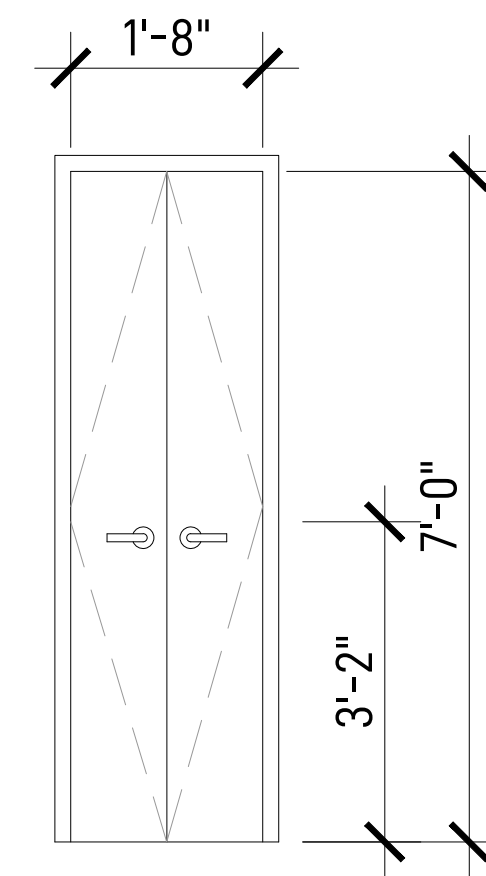
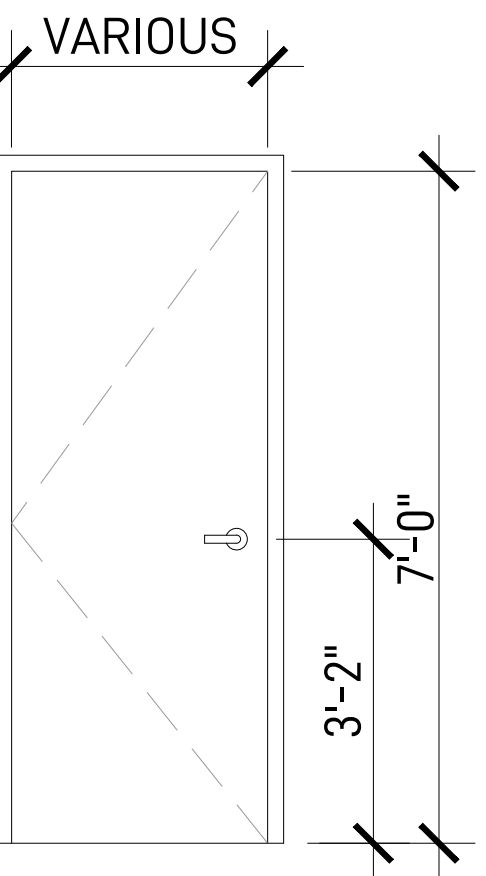
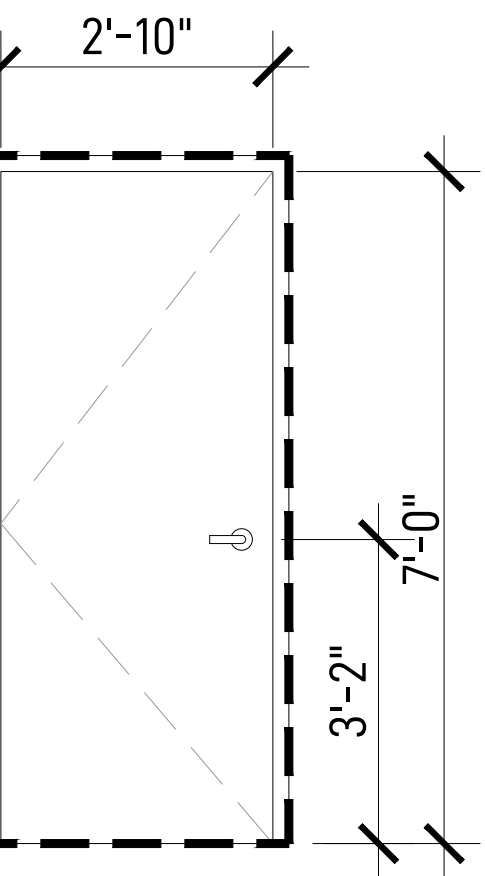
5

FINISHED FLOOR

PELLA PROLINE 450 SERIES

TYPE	DOUBLE HUNG
OPERATION	SLIDING
COLOR	T.B.D.
LOCATION	REFER TO PLAN

AIR INFILTRATION RATE: 0.11 (CFM/FT)
TOTAL UNIT U = 0.29, SHGC = 0.27

DOOR TYPE															
A1	2'-8" x 7'-0" x 1-3/4"	B1	2'-8" x 7'-0"	C2	2'-2" x 7'-0"	C1	2'-6" x 7'-0"	D1	1'-8" x 7'-0"	E2	2'-8" x 7'-0"	E1	2'-2" x 7'-0"	F1	2'-10" x 7'-0"
 8" x 38", 1/4" THICK WIRE 1.5 HR FR GLASS PANEL 2'-8" 7'-0" 3'-2" 3'-2" 4" KICK GUARD ENTRY/EXIT DOOR 1-3/4" THICK, 1-1/2 HR RATED H.M. DOOR W/ WELDED FRAME & SELF CLOSING HINGE W/THERMA TRU FULLY GASKETED TRADITION STEEL DOOR U = 0.14		 2'-8" 7'-0" 3'-2" 3'-2" APARTMENT ENTRANCE 1-3/4" THICK, 1-1/2 HR FIRE RATED H.M. DOOR (2'-8" X 7'-0") W/ WELDED FRAME & SELF CLOSE HINGE, BSA APPROVED PEEP HOLES UL 1784		 VARIOUS 7'-0" 3'-2" 3'-2" INTERIOR WOOD DOOR 1-3/4" THICK, WOOD DOOR ADA ACCESSIBLE W/ WD. FRAME. 1/2" UNDERCUT FOR BATHROOM		 1'-8" 7'-0" 3'-2" 3'-2" INTERIOR SWING WD. CLOSET DOOR 1-3/4" THICK, W/ WD. FRAME.		 VARIOUS 7'-0" 3'-2" 3'-2" MECH RM. 1-3/4" THICK, 1-1/2 HR RATED ("E" LABEL) H.M. DOOR W/ WELDED FRAME SELF CLOSE HINGE		 2'-10" 7'-0" 3'-2" 3'-2" 1-3/4" THICK, 1-1/2 HR RATED H.M. DOOR SELF CLOSE HINGE OPAQUE DOOR THERMA TRU FULLY GASKETED TRADITION STEEL DOOR U = 0.14					

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

DOOR AND WINDOW SCHEDULE

LOCATION MAP

TABLE I - PROGRESS INSPECTIONS FOR ENERGY CODE COMPLIANCE - RESIDENTIAL BUILDINGS

	Inspection/Test	Frequency (minimum)	Reference Standard (See ECC Chapter 6) or Other Criteria	ECC or Other Citation
IA	Envelope Inspections			
IA1	Protection of exposed foundation insulation: Protection of exposed foundation insulation: Insulation must be visually inspected, to verify proper protection where applied to the exterior of basement or cellar walls, crawl-space walls and/or the perimeter of slab-on-grade floors.	Prior to backfill	Approved construction documents	R303.2.1
IA2	Insulation placement and R values: Installed insulation for each component of the conditioned space envelope and at junctions between components shall be visually inspected to ensure that the R values are marked, that such R values conform to the R-values identified in the construction documents and that the insulation is properly installed. Certifications for unmarked insulation shall be similarly visually inspected.	As required to verify continuous enclosure while walls, ceilings and floors are open	Approved construction documents	R303.1, R303.2, R402.1.2, R402.2, TABLER402.4.1.1, R402.4.4, R402.6
IA3	Fenestration U-factor and product ratings: U-factors, SHGC and VT values of installed fenestration must be verified by visual inspection for conformance with the U-factors, SHGC and VT values identified in the construction drawings, either by verifying the manufacturer's NFRC labels or, where not labeled, using the ratings in ECC Tables R303.1.3(1), (2), and (3).	As required during installation	Approved construction drawings: NFRC 100, NFRC 200, ANSI/DASMA 105	R303.1, R303.1.3, R402.1, R402.3, R402.5
IA4	Fenestration air leakage: Windows, skylights and sliding glass doors, except site-built windows, skylights and doors, must be visually inspected to verify that installed assemblies are listed and labeled to the referenced standard.	As required during installation	NFRC 400, AAMA/WDMA/CSA 1011/S.2/A440	R402.4.3
IA5	Fenestration areas: Dimensions of windows, doors and skylights must be verified by visual inspection.	Prior to final construction inspection	Approved construction documents	R402.3
IA6	Air sealing and insulation – visual inspection: Openings and penetrations in the building envelope, including site-built fenestration and doors, must be visually inspected to verify that they are properly sealed, in accordance with Table R402.4.1.1.	As required during envelope construction	Approved construction documents; ASTME283;	R402.4.1, R402.4.4, R402.4.5, R402.4.6
IA7	Air barrier – testing: Testing must be performed in accordance with section ECC R402.4.1.2 or R402.4.1.3 and shall be accepted if the building meets the requirements detailed in such section. Test results must be retained in accordance with the provisions of Title 28 of the Administrative Code. Testing must be performed by a third-party independent of the contractor and acceptable to the department.	Prior to final construction inspection	ASTM E779; ASTM E927; ANSI/BOMA 245.1; RESNET/ICC 308; Approved construction document	R402.4.1.2, R402.4.1.3
IB	Mechanical and Service Water Heating Inspections			
IB3	HVAC and service water heating equipment: Heating and cooling equipment shall be verified by visual inspection for proper sizing. Pool heaters and covers shall be verified by visual inspection.	Prior to final plumbing and construction inspection	ACCA Manual J; Approved construction documents, including energy analysis	R403.7, R403.8, R403.10, R403.11, R403.12, C403, C404
IB4	HVAC and service water heating system controls: System controls shall be inspected to verify that each dwelling is provided with at least one individual programmable thermostat with capabilities as described in ECC 403.1.1, and that such controls are set and operate as specified in ECC 403.1.1. Controls for supplementary electric-resistance heat pumps shall be inspected to verify that such controls prevent supplemental heat operation when the heat pump compressor can meet the heating load. Controls for snow- and ice-melting systems and pools shall be inspected for proper operation. Not less than 20% or one of each control type, whichever is more, shall be inspected. Controls for turning off circulating hot water pumps when not in use shall be inspected for an automatic or manual switch	Prior to final electrical and construction inspection	Approved construction documents, including control system narratives	R403.1, R403.2, R403.5, C403, C404
IB5	HVAC and service water piping design and insulation: Installed piping insulation must be visually inspected to verify correct insulation placement and values. Service hot water distribution systems shall be inspected to verify the supply of heated water.	Prior to closing ceilings and walls and prior to final construction inspection	Approved construction documents; NYC Mechanical Code	R403.4, R403.5, R403.8, C403, C404; MC 1204
IC	Electrical Power and Lighting Systems			
IC1	Electrical energy consumption: The presence and operation of individual meters or other means of monitoring individual dwelling units shall be verified by visual inspection for all dwelling units.	Prior to final electrical and construction inspection	Approved construction documents	R404.2
IC2	Interior lighting power: Lamps in permanently installed lighting fixtures shall be visually inspected to verify compliance with high-efficacy requirements.	Prior to final electrical and construction inspection	Approved construction documents	R404.1
ID	Other			
ID1	Maintenance information: Maintenance manuals for equipment and systems requiring preventive maintenance shall be reviewed for applicability to installed equipment and systems before such manuals are provided to the owner. Labels required for such equipment or systems shall be inspected for accuracy and completeness.	Prior to signoff or issuance of Certificate of Occupancy	Approved construction documents	R303.3,
ID2	Permanent certificate: The installed permanent certificate shall be visually inspected for location, completeness and accuracy.	Prior to final plumbing, electrical and/or construction inspection as applicable	Approved construction documents	R401.3, IRC/NY 5000-01(g)(4)
ID3	Electric vehicle service equipment requirements: Electric vehicle outlet or conduit and electrical service reserved space must be visually inspected to verify compliance. Location must be noted on the permanent certificate	Prior to final construction inspection	Approved construction documents	R404.3

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

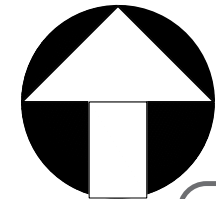
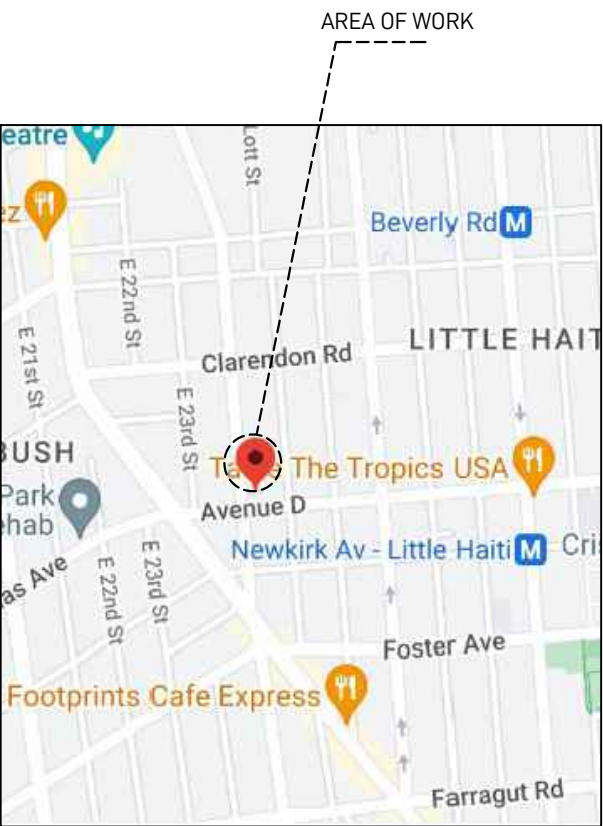
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

ENERGY INSPECTION
LIST

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

SCALE: AS NOTED

DWG NO:

EN-001.00

SHEET NO.

19 OF 20

ENERGY ANALYSIS FOR NEW BUILDING - TABULAR FORMAT					
CLIMATE ZONE 4 RESIDENTIAL BUILDING.					
NYCECC Citation	PROVISION	ITEM DESCRIPTION	PROPOSED DESIGN VALUE	CODE PRESCRIPTIVE VALUE	SUPPORTING DOCUMENTATIONS
RESIDENTIAL BUILDING THERMAL ENVELOPE					
R303.2.1	Protection of exposed foundation insulation	Foundation insulation protection	EXISTING N/A	Insulation applied to the exterior of basement walls, crawlspace walls and the perimeter of slab-on-grade floors shall have a rigid, opaque and weather-resistant protective covering to prevent the degradation of the insulation's thermal performance.The protective covering shall cover the exposed exterior insulation and extend not less than 6 inches below grade.	N/A
R401.3	Certificate	Permanent certificate posted on a wall	EXISTING N/A	A permanent certificate shall be posted on or in the electrical distribution panel stating insulation R-values and equipment efficiencies	N/A
R402.1.2	Ceiling	Insulation on roof	EXISTING N/A	Minimum R-49 insulation	N/A
R402.1.2	Walls, Above-grade: Mass.	CMU wall with exterior continuous rigid insulation, and cavity batt insulation	N/A	Minimum R-15 or (when more than half the insulation is on the interior of the mass wall) R-19	N/A
R402.2.6	Cold formed Steel	Frame wall with exterior continuous rigid insulation, and cavity batt insulation	EXISTING N/A	R-13 + 12.7 or R-15 + 12.3 or R-19 + 16 or R-21 + 11.3 or R-25 + 10.9	N/A
R402.1.2	Basement Walls	Insulation on Cellar walls	EXISTING N/A	Minimum R-15 (ci) or R-19 (cavity)	N/A
R402.1.2	Floors: Mass	Thermal insulation at floor above meter room/ parking garage where applicable	N/A	Minimum R-30 Or insulation sufficient to fill the framing cavity, R-19 minimum.	N/A
R402.1.2	Slab-on-Grade Floors: Unheated Slabs	Rigid Insulation under slab.	N/A	R-10 for 4ft below	N/A
R402.3.4	Opaque door exemption	Opaque entry and stair bulkhead doors	N/A	One side-hinged opaque door assembly up to 24 square feet (2.22 m ²) in area is exempted from the U-factor requirement in Section R402.1.2.	
R402.1.2	Vertical fenestration (windows & Balcony doors)	Fenestration (windows & Balcony doors)	EXISTING N/A	U = 0.27, SHGC =0.40	N/A
R402.1.2	Skylights	Fixed skylights	N/A	U = 0.50, SHGC =0.40	N/A
R402.4.1.1	Building thermal envelope	Building thermal envelope to be sealed to limit infiltration.	EXISTING N/A	The components of the building thermal envelope as listed in Table R402.4.1.1 shall be installed in accordance with the manufacturer's instructions and the criteria listed in Table R402.4.1.1.	N/A
R402.4.1.2	Testing	Testing for air leakage	EXISTING N/A	The building or dwelling unit shall be tested and verified as having an air leakage rate not exceeding three air changes per hour.	N/A
R402.4.3	Fenestration air leakage	Windows, Sliding doors and skylights	EXISTING N/A	0.30 cfm/sf	N/A
R402.4.5	Recessed lighting	Recessed luminaries installed in the building thermal envelope	No recessed lighting proposed.	1. IC-rated. 2. Labeled as having an air leakage rate of not more 2.0 cfm (0.944 L/s) when tested in accordance with ASTM E 283 at a 1.57 psf (75 Pa) pressure differential. 3. Sealed with a gasket or caulk between the housing and interior wall or ceiling covering.	N/A
R402.4.6	Tenant separation walls	R-10 Insulation between tenant spaces	N/A - Proposed is a 8 family building. No 2 family dwelling or multiple single family dwelling proposed.	Fire separations between dwelling units in two-family dwellings and multiple single-family dwellings shall be insulated to no less than R-10 and the walls shall be air sealed in accordance with Section R402.4 of this chapter	N/A

Electrical and Power Lighting Systems

R404.1	Lighting equipment	Permanently installed lighting fixtures	100 percent of the lamps in permanently installed lighting fixtures proposed to be high-efficacy lamps.	Not less than 90 percent of the permanently installed lighting fixtures shall use lamps with an efficacy of at least 45 lumens per watt, or have a total luminaire efficacy of at least 45 lumens per watt	EN-001 CELLAR PLAN
R404.2	Electrical energy consumption	Electric meters	Electric meter proposed for each dwelling unit	Provisions shall be made to determine the electrical energy consumed by each unit by separately metering or monitoring individual dwelling units .	A-100 PLAN

CLEAR FIELD Thermal Bridges		
CFTB	Assembly/Thermal Bridge Description	Section Detail Location
CFTB.1	EXISTING N/A	N/A
CFTB.2	EXISTING N/A	N/A
CFTB.3	EXISTING N/A	N/A

POINT Thermal Bridges				
PTB.no	Assembly/Thermal Bridge Description	Size (sq. inches)	Number of Occurrence	Section Detail Location
PTB.1	No penetration proposed	n/a	n/a	n/a

LINEAR Thermal Bridges					
LTB.no	Type of Thermal Bridge	Ψ- Value (Btu/hr-ft-F)	Ψ- Value Source/ Calculation	Total Length (ft)	Section Detail Location
LTB.1	Parapet	0.42	Default value from Table C402.6	n/a	n/a
LTB.2	Balcony	0.45	n/a	n/a	n/a
PTB.3	Floor slab Edge1	0.44	Default value from Table C402.6	n/a	n/a
PTB.3	Floor slab Edge2	0.40	Default value from Table C402.6	n/a	n/a
PTB.4	Fenestration Perimeter	0.32	Default value from Table C402.6	n/a	n/a
PTB.5	Shelf Angle	0.41	n/a	n/a	n/a

ECCCNYS COMPLIANCE STATEMENT
TO THE BEST OF MY KNOWLEDGE, BELIEF, AND PROFESSIONAL JUDGMENT, THESE PLANS AND SPECIFICATIONS ARE IN COMPLIANCE WITH THE NYCECC 2020

COMMISSIONING IS NOT REQUIRED, SEE MECHANICAL PLANS FOR CALCULATION

Architect:

Nikolai Katz Architect
682 Broadway
New York, NY 10012
(917) 568-8415

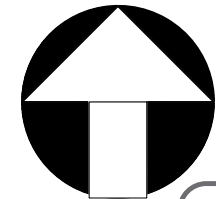
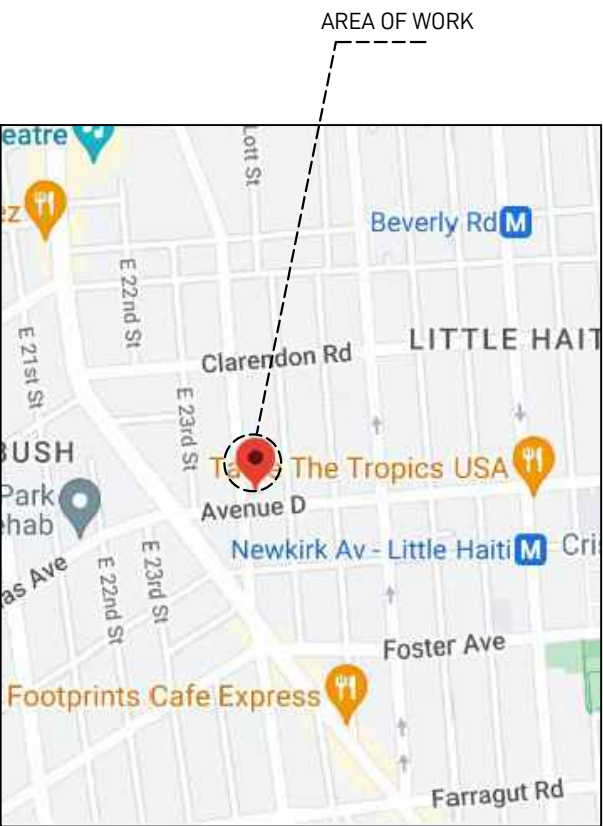
PROJECT:

2575 BEDFORD AVE,
BROOKLYN, NY 11226

DRAWING TITLE:

ENERGY TABLE

LOCATION MAP



STICKER



JOB NUMBER:

JOB# B00841795-11

SEAL & SIGNATURE

DATE:

PROJECT NO:

DRAWING BY:

SCALE: AS NOTED

DWG NO:

EN-002.00

SHEET NO.

20 OF 20