

## Zoning Resolution

THE CITY OF NEW YORK
Eric Adams, Mayor

CITY PLANNING COMMISSION
Daniel R. Garodnick, Chair

## 23-463 - Maximum aggregate width of street walls

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LAST AMENDED
2/2/2011

## R3-2 R4 R5

In the districts indicated, except R4B, R5B or R5D Districts, the \#aggregate width of street walls\# of a \#building\# containing \#residences\# or, for \#abutting buildings\# the combined \#aggregate width of street walls\# of all such \#abutting buildings\# on a \#zoning lot\#, shall not exceed the width set forth in the following table:

MAXIMUM AGGREGATE WIDTH OF STREET WALLS

| District | Feet |
| :--- | :--- |
| R3-2 | 125 |
| R4R5 | 185 |

However, the City Planning Commission may authorize, in R4 and R5 Districts, \#aggregate width of street walls\# in excess of 185 feet, provided the Commission finds that:
(1) the \#street wall\# is adequately articulated by such design features as variable setbacks, stoops, bay windows or changes in the heights of the \#buildings\#; and
(2) the \#development\# or \#enlargement\# will not be incompatible with \#buildings\# on the surrounding \#blocks\#.

The Commission may prescribe appropriate conditions and safeguards to minimize adverse effects on the character of the surrounding area.

