



Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

Appendix A

File generated by <https://zr.planning.nyc.gov> on 4/4/2026

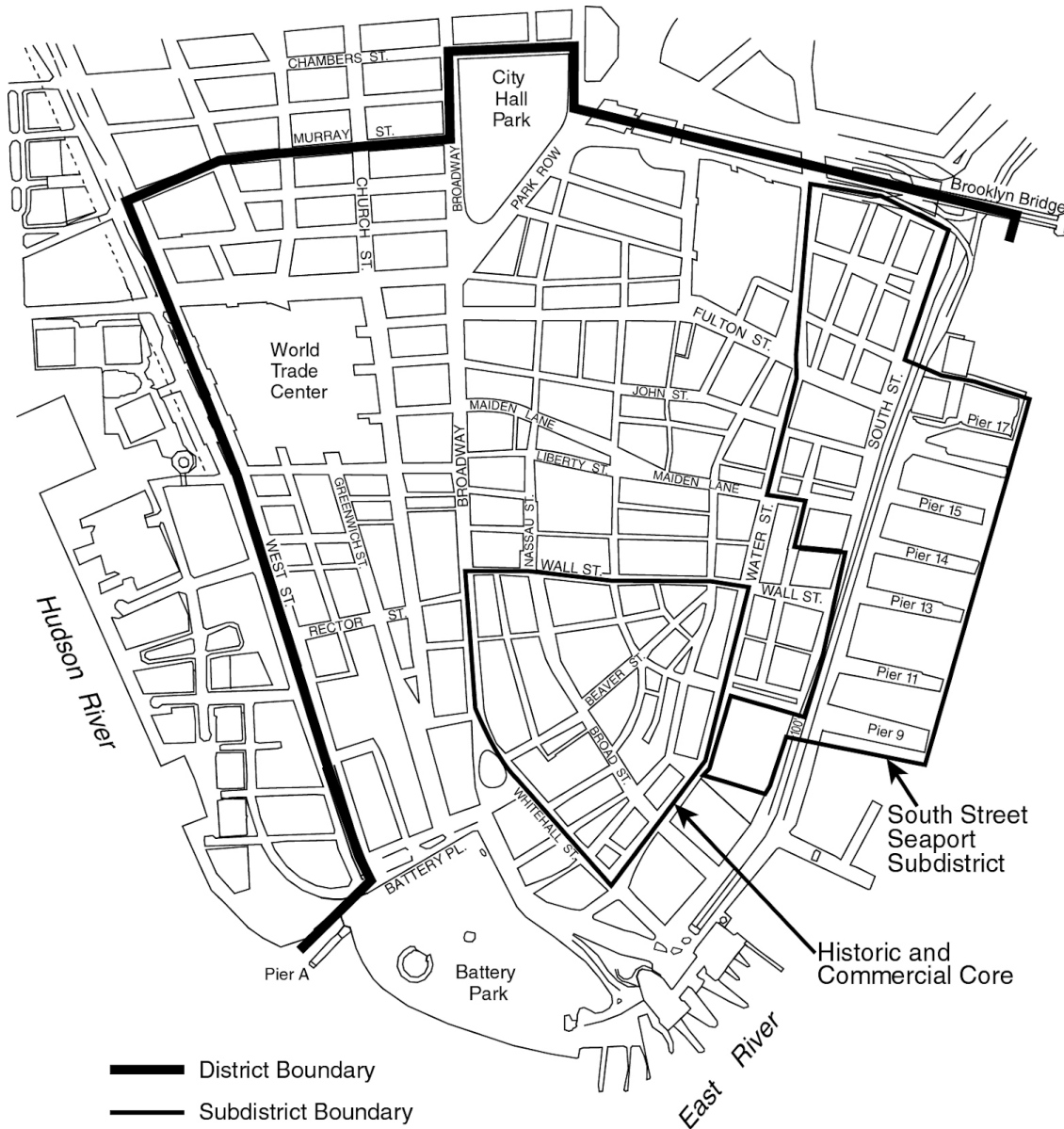
Appendix A - Lower Manhattan District Plan Maps

LAST AMENDED

6/12/2013

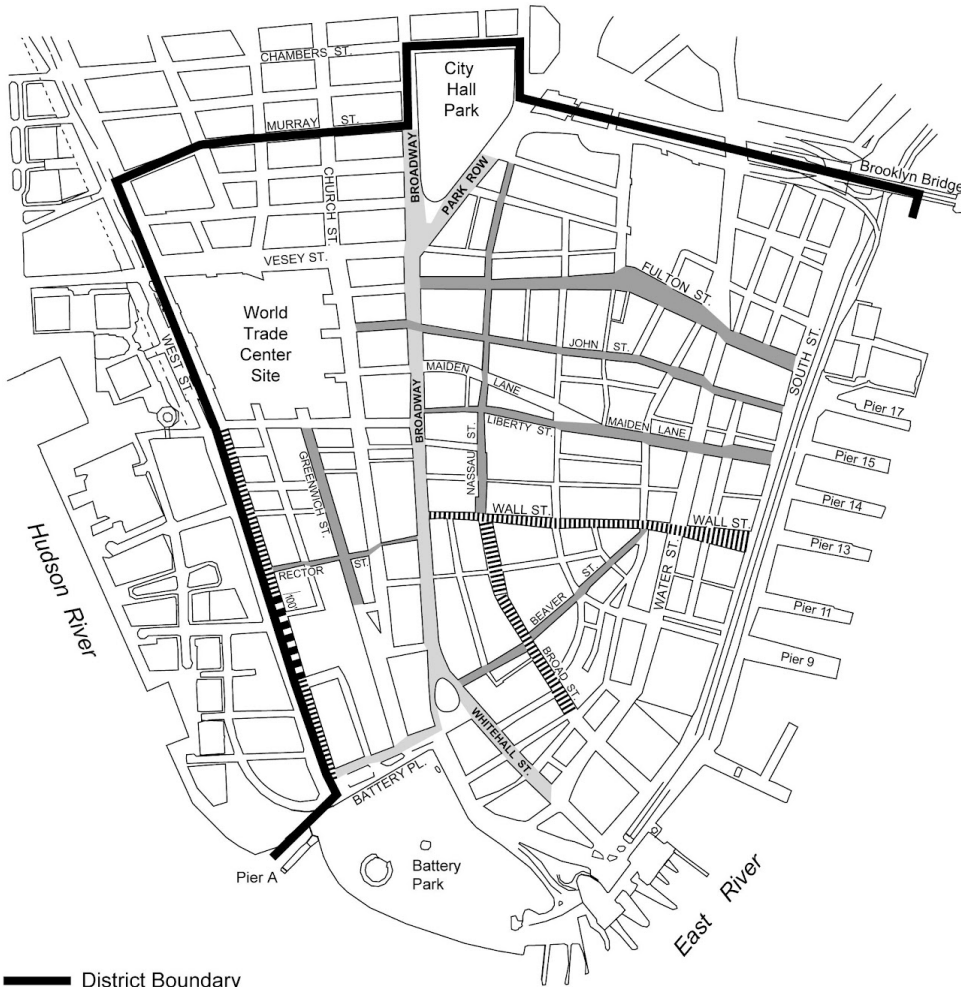
(12/11/01)

Map 1 — Special Lower Manhattan District (91-A1)



(11/15/07)

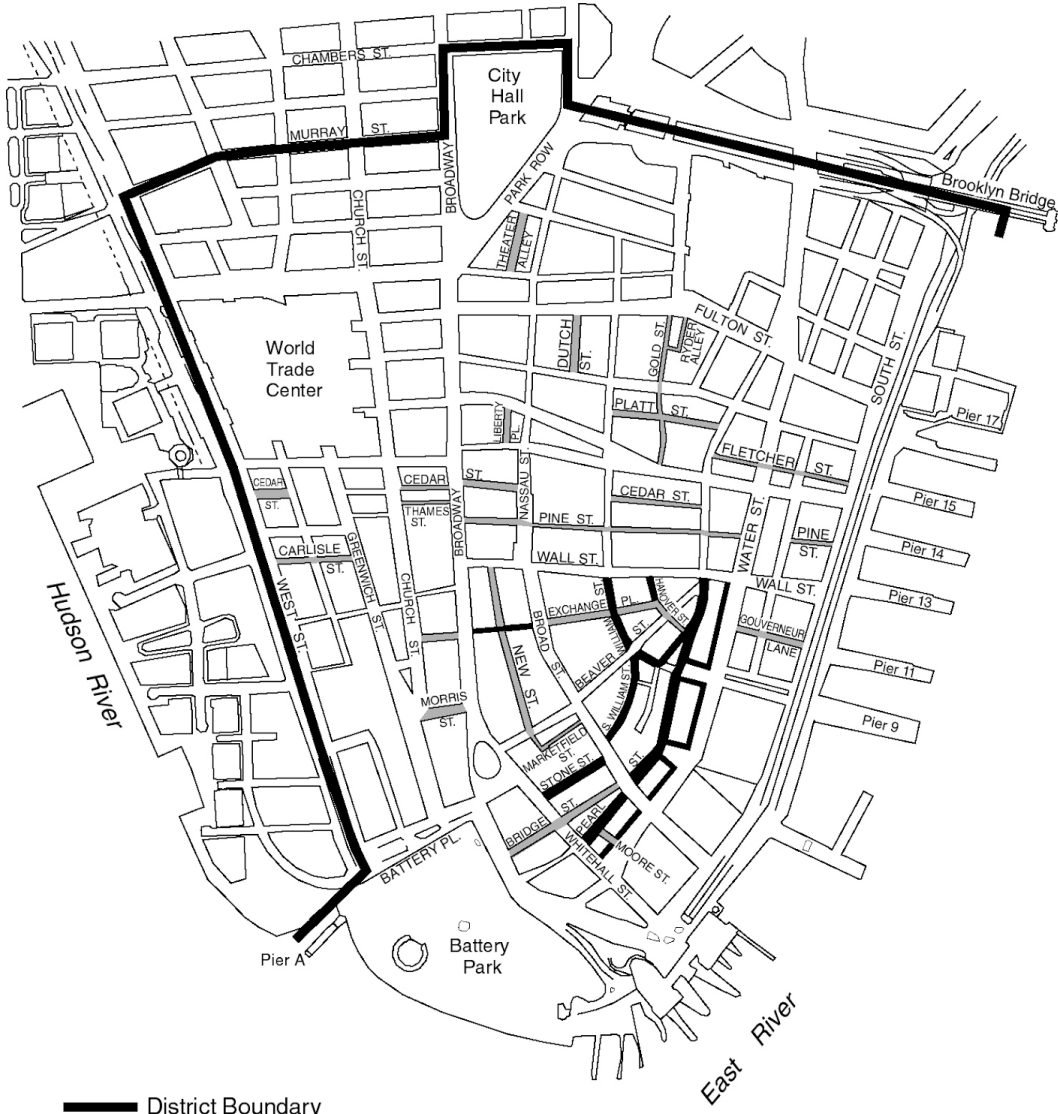
Map 2 — Street Wall Continuity Types 1, 2A, 2B and 3 (91-A2)



- District Boundary
- Type 1: 150' Minimum / 250' Maximum Before Setback
- ▨ Type 2A: 85' Minimum / 150' Maximum Before Setback / 100% Street Wall Continuity Required
- Type 2B: 85' Minimum / 150' Maximum Before Setback / At least 60% Street Wall Continuity Required
- Type 3: 60' Minimum

(8/27/98)

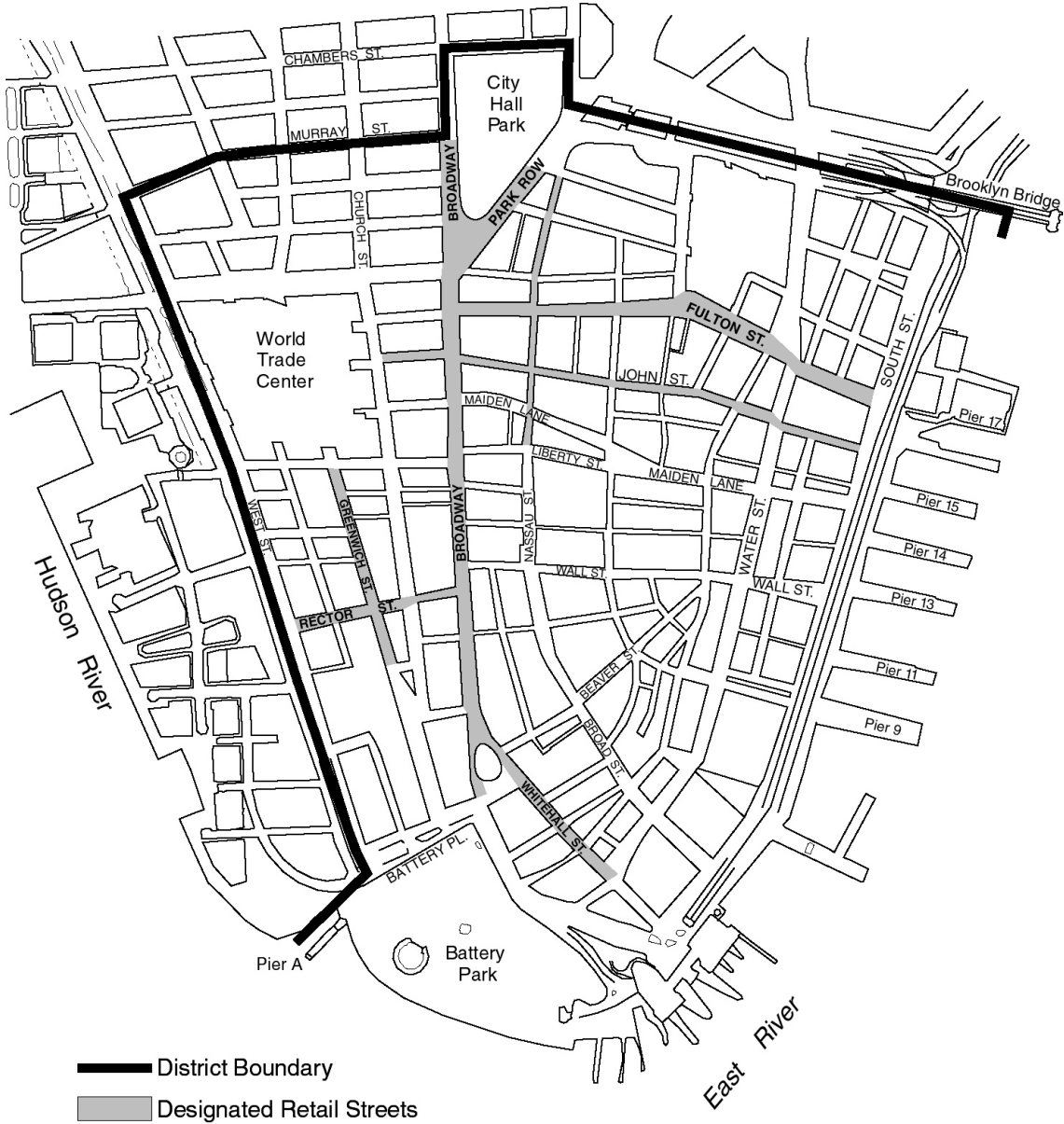
Map 3 — Street Wall Continuity Types 4 & 5 (91-A3)



- District Boundary
- Type 4: 100' Maximum Before Setback
- Type 5: Streets With No Required Setbacks

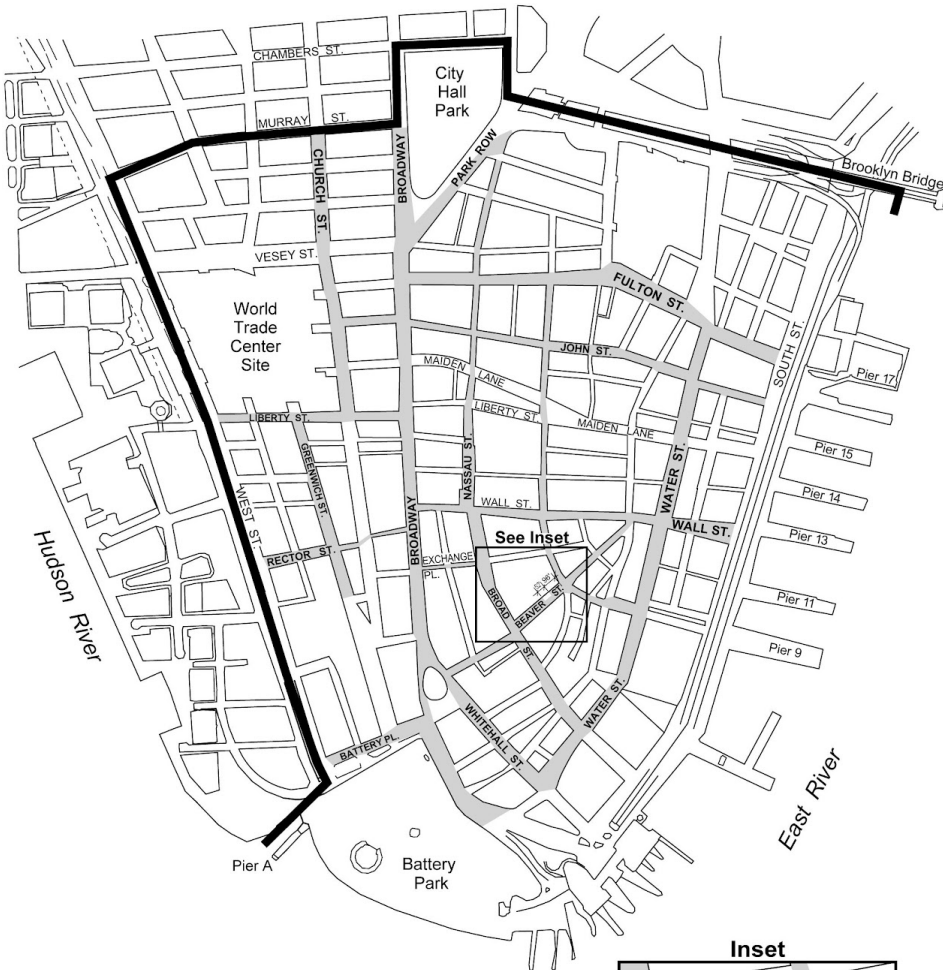
(8/27/98)

Map 4 — Designated Retail Streets (91-A4)

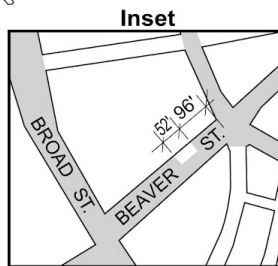


(12/21/09)

Map 5 — Curb Cut Prohibitions (12/21/09) (91-A5)

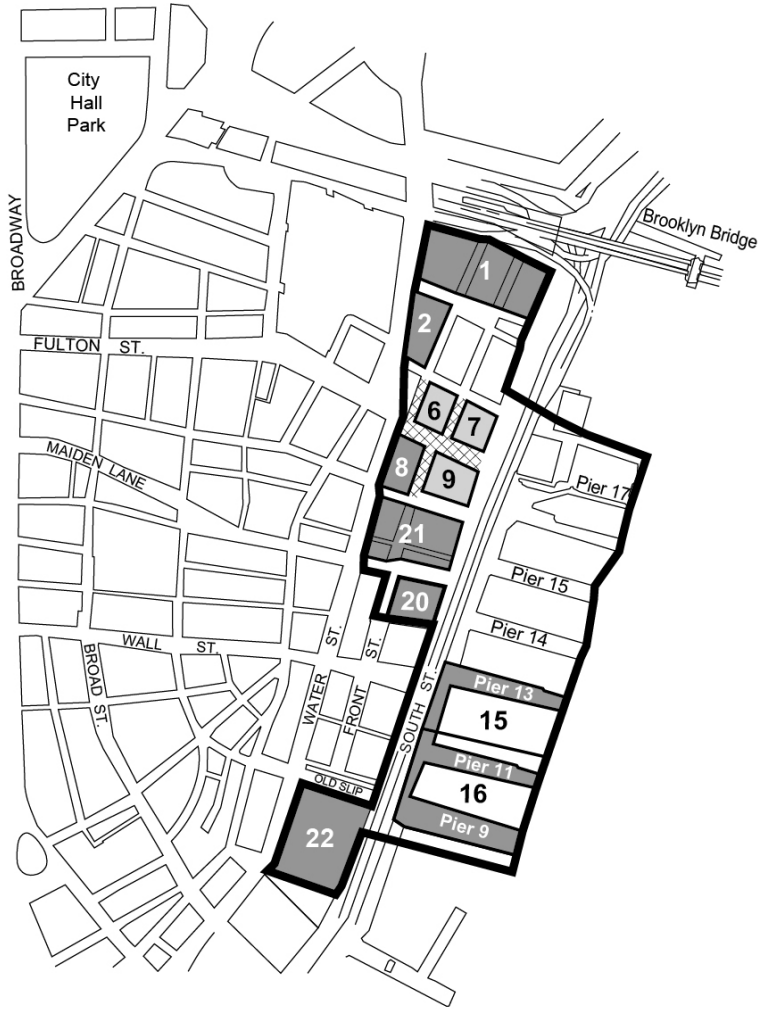


- District Boundary
- ▒ Streets with Curb Cut Prohibitions



(12/15/21)

Map 6 — South Street Seaport Subdistrict (91-A6)



— South Street Seaport Subdistrict

■ Receiving Lot

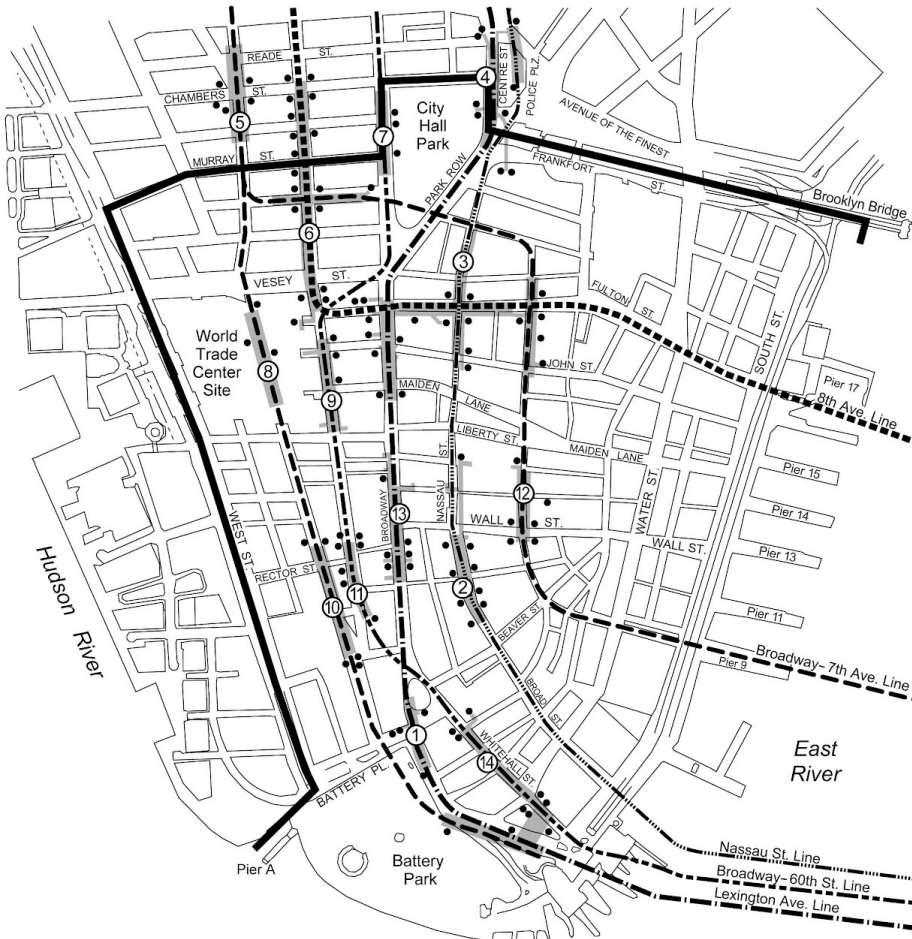
■ Granting Lot

▨ Designated Pedestrian Ways

Numbers indicate Brooklyn Bridge Southeast Urban Renewal Plan Parcels

(2/2/11)

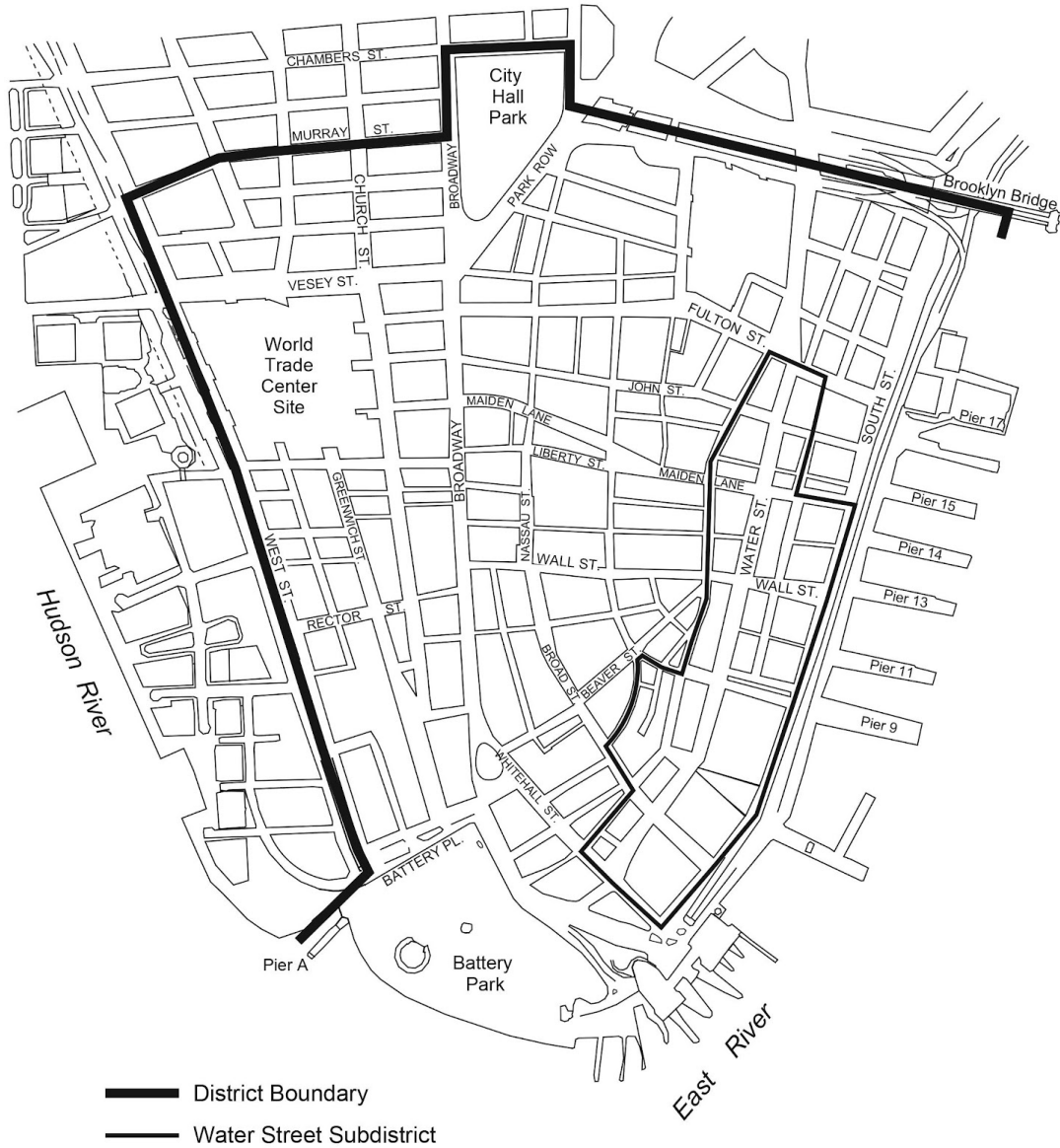
Map 7 — Subway Station Improvement Areas (91-A7)



- | | |
|--|---|
| <ul style="list-style-type: none"> — District Boundary ■ Subway Platform ● Subway Entrance --- 8th Ave. Line --- Broadway-7th Ave. Line --- Broadway-60th St. Line --- Lexington Avenue Line --- Nassau St. Line | <p>Stations</p> <ul style="list-style-type: none"> ① Bowling Green ② Broad St. ③ Broadway-Nassau St. Fulton St. ④ Brooklyn Bridge-City Hall Chambers St. ⑤ Chambers St. ⑥ Chambers St., Park Pl., WTC ⑦ City Hall ⑧ Cortlandt St.-WTC ⑨ Cortlandt St. ⑩ Rector St. ⑪ Rector St. ⑫ Wall St. ⑬ Wall St. ⑭ Whitehall St.-South Ferry |
|--|---|

(6/21/16)

Map 8 — Water Street Subdistrict (91-A8)



(6/21/16)

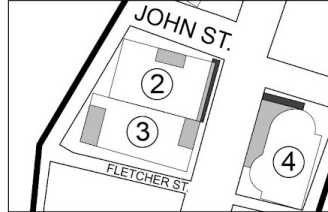
Map 9 — Water Street Subdistrict Arcades (91-A9)



Building 12: Area A follows the line of the third story above.

See Inset

Inset



Building 2: Area C follows the portion of the arcade that is open to the sky.

Building 4: Area A extends to the column faces closest to John Street.

| Building | Address |
|----------|------------------|
| ① | 200 Water Street |
| ② | 180 Water Street |
| ③ | 160 Water Street |
| ④ | 175 Water Street |
| ⑤ | 100 Wall Street |
| ⑥ | 110 Wall Street |
| ⑦ | 75 Wall Street |
| ⑧ | 95 Wall Street |
| ⑨ | 111 Wall Street |
| ⑩ | 77 Water Street |
| ⑪ | 32 Old Slip |
| ⑫ | 7 Hanover Square |
| ⑬ | 55 Water Street |
| ⑭ | 4 New York Plaza |
| ⑮ | 2 New York Plaza |
| ⑯ | 1 New York Plaza |
| ⑰ | 85 Broad Street |

