Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

133-25 - Modification of Bulk Regulations

File generated by https://zr.planning.nyc.gov on 11/9/2026

133-25 - Modification of Bulk Regulations

LAST AMENDED
5/8/2013

Within the #Special Southern Roosevelt Island District#, the City Planning Commission may, by special permit, allow a modification of the #bulk# regulations of this Chapter and the underlying #bulk# regulations, except #floor area# regulations, provided the Commission finds that:

(a) such modifications are necessary to achieve the programmatic requirements of the academic and research and development campus;

(b) such distribution of #bulk# will result in better site planning and will thus benefit both the residents, occupants or users of the #Special Southern Roosevelt Island District# and the surrounding neighborhood;

(c) such distribution of #bulk# will permit adequate access of light and air to surrounding public access areas, #streets# and properties; and

(d) such distribution of #bulk# will not unduly increase the #bulk# of #buildings# in the #Special Southern Roosevelt Island District# to the detriment of the occupants or users of #buildings# in the Special District or on nearby #blocks#.