



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

136-51 - Authorization to Modify Provisions for Publicly Accessible Open Spaces and Private Streets

File generated by <https://zr.planning.nyc.gov> on 8/2/2025

136-51 - Authorization to Modify Provisions for Publicly Accessible Open Spaces and Private Streets

LAST AMENDED
9/7/2017

The City Planning Commission may authorize modification of the provisions of Sections [136-323](#) (Private streets) and [136-324](#) (Publicly accessible open space requirements), provided that the Commission shall find that:

- (a) the usefulness and attractiveness of the publicly accessible open space will be improved by the proposed design and layout;
- (b) such modification to private street provisions will result in a private street network that will ensure pedestrian and vehicular mobility and safety and will be well integrated with the surrounding #streets#; and
- (c) such modification will result in a superior urban design relationship with surrounding #buildings# and open areas, including #streets# and private streets.

The Commission may prescribe appropriate conditions and controls to enhance the relationship of such publicly accessible open spaces and private streets to surrounding #buildings# and open areas.