Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

105-421 - Modification of topographic features on Tier I sites

File generated by https://zr.planning.nyc.gov on 11/1/2026

105-421 - Modification of topographic features on Tier I sites

LAST AMENDED
2/2/2005

The topographic features, including natural topography and #topsoil#, existing at the time of designation of a #Special Natural Area District# may be modified by the City Planning Commission, provided that the Commission finds that:

(a) #development#, #enlargement# and #site alteration# is not feasible without such modification, or that the requested modification will permit a #development#, #enlargement# or #site alteration# that satisfies the purposes of this Chapter;

(b) such modification, including any removal of #topsoil#, will not disturb the drainage pattern and soil conditions in the area;

(c) such modification of topography has minimal impact on the existing topographic features of the surrounding area and blends harmoniously with it;

(d) such modification is the least modification required to achieve the purpose for which it is granted; and

(e) the #development#, #enlargement# or #site alteration# takes advantage of the natural characteristics of the site.

Where permits are required from a City agency, the Commission shall request a report from such agency, and the provisions of Section 105-93 (Inter-agency Coordination) shall apply.