



## **Zoning Resolution**

**THE CITY OF NEW YORK**  
**Zohran K. Mamdani, Mayor**

**CITY PLANNING COMMISSION**  
**Sideya Sherman, Chair**

# **106-20 - SPECIAL REGULATIONS FOR COMMUNITY FACILITY USES**

File generated by <https://zr.planning.nyc.gov> on 6/10/2026

---

## 106-20 - SPECIAL REGULATIONS FOR COMMUNITY FACILITY USES

---

LAST AMENDED

1/9/1975

---

## 106-21 - Special Permit Provisions for Community Facility Uses

---

LAST AMENDED

2/2/2011

The City Planning Commission may permit within the #Special Coney Island Mixed Use District#:

- (a) #development# of #community facility buildings#; and
- (b) change of #use# of a #residential#, #manufacturing# or #commercial building# to a #community facility use#;

provided that the following finding are made:

- (1) that such #community facility# is necessary to the growth and functioning of #residential# or #manufacturing uses# in the #Special Coney Island Mixed Use District#; and
- (2) that a more suitable location for such #use# cannot be found outside the #Special Coney Island Mixed Use District#.