



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

107-461 - Side yards

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LAST AMENDED

12/5/2024

In all districts, except R1 Districts, for all #detached# and #semi-detached# #residences#, the #side yards# shall be as set forth in the following table:

MINIMUM REQUIRED SIDE YARDS

| Type of #Residence# | District | Number required | Required Total Width (in feet) | Required Minimum Width of any #Side Yard# (in feet) |
|----------------------------------|-------------------------|-----------------|--------------------------------|---|
| #detached#, where permitted | R2 R3-1 R3-2 R3A R3X | 2 | 15 | 5 |
| #semi-detached#, where permitted | R3-1 R3-2 | 1 | 5 | 5 |