



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

APPENDIX A — Index of Uses

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(12/9/21)

APPENDIX A

Index of Uses

The following is a listing in alphabetical order of #uses# allowed in this Resolution either as #uses# permitted as-of-right, or as #uses# permitted by special permit, together with the Use Group in which each is listed, the parking requirement category of #commercial uses#, if applicable, and the district or districts in which it is permitted.

When a district associated with a given #use# is designated in the Index with an asterisk (*), the #use# is permitted in such district only by special permit of the Board of Standards and Appeals, as set forth in the applicable portions of this Resolution.

When a district associated with a given #use# is designated in the Index with a double asterisk (**), the #use# is permitted in such district only by special permit of the City Planning Commission, as set forth in the applicable portions of this Resolution.

#Uses# listed in Use Group 11A, 16, 17, or 18 as permitted #uses# in C8 or #Manufacturing Districts# must also meet the applicable performance standards for these districts.

#Uses# listed in Use Group 18 are permitted in M1 or M2 Districts if they can comply with the applicable performance standards for those districts.

This Index is established as a reference guide to this Resolution but is not an integral part thereof. Whenever there is any difference in meaning or implication between the provisions of this Resolution as set forth in Articles I through VII and the text of this Index, the text of the Resolution shall prevail.

#Use# regulations governing the several classes of districts are set forth in the following Chapters of this Resolution:

Residence Districts Article II, Chapter 2

Commercial Districts Article III, Chapter 2

Manufacturing Districts Article IV, Chapter 2

Use	Use Group	Districts in Which Permitted
Adhesives manufacture, excluding manufacture of basic components	17	M1 M2 M3
#Adult establishments# ²⁸ (See Sections 32-01 and 42-01)		C6 ²⁹ C7 C8 M1 M2 M3
Advertising displays manufacture	17	M1 M2 M3
Agricultural machinery manufacture, including repairs	18	M3
Agriculture:		
With nuisance or sales limitations	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C7 C8 M1

Without nuisance or sales limitations	17	M1 M2 M3
Aircraft manufacture (including parts)	17	M1 M2 M3
Airports		M1** M2** M3**
Ambulatory diagnostic and treatment health care facilities:		
Limited to location within building	4	R3–R10 ¹⁸ C1 C2 C3 C4 C5 C6 C8
Unlimited [PRC–B1]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Amusement arcades [PRC–E]	15	C4 ^{2*} C6** C7 M2* M3*
Amusement parks, children's (See Children's amusement parks)		
Amusement park activities [PRC–E]	15	C7
Animal exhibits [PRC–E]	15	C7
Animal hospitals [PRC–B1]	16	C8 M1 M2 M3
Animal pounds or crematoriums [PRC–C]	16	C8 M1 M2 M3
Antique stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
#Apartment hotels#	2	R3–R10 ¹ C1 C2 C3 C4 C5 C6

Apparel (See Clothing)		
Appliances:		
Electrical appliance manufacturing	17	M1 M2 M3
Household appliance repair shops [PRC-B]	8	C2 C4 C6 C8 M1 M2 M3
Television, radio, phonograph or household appliance stores [PRC-B]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	10	C4 C5 C6 C8 M1**
Arenas, auditoriums or stadiums:		
Limited as to capacity [PRC-D]	12	C4 C6 C7 C8 M1 ³ M2 M3
Unlimited		C4** C6** C7** C8** M1** M2** M3**
Art galleries:		
Commercial [PRC-B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Noncommercial	3	R1-R2 R3-R10 C1 C2 C3 C4 C5 C6 M1 ⁵
Art goods manufacture, religious or church, excluding foundry operations	17	M1 M2 M3

Art metal craft shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Art needlework [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Artists' centers		C6 ^{25**}
Artists' supply stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Asphalt, asphalt products, manufacture	18	M3
Athletic equipment, manufacture	17	M1 M2 M3
Athletic goods stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Auction rooms, public [PRC–D]	9	C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 ³ M2 M3
Auditoriums [PRC–D]:		
Limited as to capacity	12	C4 C6 C7 C8 M1 ³ M2 M3
Unlimited		C4 ^{**} C6 ^{**} C7 ^{**} C8 ^{**} M1 ^{**} M2 ^{**} M3 ^{**}
Automobiles:		
Dead storage	16	C8 M1 M2 M3

Driving schools [PRC–B]	8	C2 C4 C6 C8 M1 M2 M3
Glass or mirror shops [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Laundries	16	C8 M1 M2 M3
Manufacture, including parts, or engine rebuilding	17	M1 M2 M3
Open automobile rental establishments		C2**
Rental establishments	8	C2 C4 C6 C8 M1 M2 M3
Repairs [PRC–C]	16	C8 M1 M2 M3
Sales, with no repair services or preparation for delivery [PRC–C]	9	C2 C4 C5 C6 C8 M1
Sales, open or enclosed [PRC–C]	16	C8 M1 M2 M3
Seat cover or convertible top establishments, selling or installation [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Showrooms, with no repair services or preparation for delivery [PRC–C]	9	C2 C4 C5 C6 C8 M1
Supply stores, with no repair services [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Tire sales establishments [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Wrecking establishments	18	M3
#Automotive service stations#:		

Limited as to total area		C2* C4* C6* C7*
Unlimited	16	C8 M1 M2 M3
Awnings:		
Custom shops, limited as to #floor area# [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Manufacture, with no limitation on production or on #floor area#	17	M1 M2 M3
Bakeries:		
Limited as to #floor area# used for production [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Unlimited (See Food–Products processing)		
Banks, including drivein banks [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Banquet halls [PRC–D]	9	C2 C4 C5 C6 C8 M1 ³
	13	C7 C8 M1 ³ M2 M3
Barber shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Baths, steam (See #Health and fitness establishments#)		
Beaches, commercial [PRC–E]	13	C3* C7 C8 M1 ³ M2 M3
Beauty parlor	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

Beverages:		
Bottling works	17	M1 M2 M3
Manufacture:		
Alcoholic	18	M3
Nonalcoholic	17	M1 M2 M3
Bicycle:		
Manufacture	17	M1 M2 M3
Rental or repair shops [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Sales [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Billiard parlors [PRC–D]	8	C2 C4 C6 C8 M1 ³ M2 M3
	12	C4 C6 C7 C8 M1 ³ M2 M3
Blacksmith shops [PRC–C]	16	C8 M1 M2 M3
Blueprinting establishments [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Boarding houses	2	R6–R10 C1 C2 C3 C4 C5 C6

#Boatels# [PRC–H]	7	C2 C3* C6 ⁴ C8 M1
Boats or ships:		
Building or repair, for boats less than 200 feet in length	17	M1 M2 M3
Building or repair, for boats 200 feet or more in length	18	M3
Docks for:		
Ferries [PRC–H]:		
With operational passenger load limitation	6	R3–R10** C1 C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
With no limitations	10	C4 C5 C6 C8 M1 M2 M3
#Gambling vessels#		C2** C3** C4** C5** C6** C7** C8** M1** M2** M3**
Non-commercial pleasure boats [PRC–H]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Passenger ocean vessels	17	C6** M1 M2 M3
Sightseeing, excursion or sport-fishing vessels [PRC–H]:		

With dock capacity limitations	9	C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
With no limitations	17	M1 M2 M3
Vessels not otherwise listed	17	M1 M2 M3
Water taxis, with vessel capacity limitations	6	R3–R10* C1 C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Fuel sales, open or enclosed [PRC–C]:		
Unrestricted as to location	13	C7 C8 M1 ³ M2 M3
Restricted as to location	14	C2 C3 C7 C8 M1 M2 M3
Launching facilities for non-commercial pleasure boats	14	C2 C3 C7 C8 M1 M2 M3
Rentals, open or enclosed [PRC–H]	14	C2 C3 C7 C8 M1 M2 M3
Sales, open or enclosed [PRC–C]	16	C8 M1 M2 M3
Showroom or sales, with no repair services or preparation for delivery [PRC–C]	9	C2 C4 C5 C6 C8 M1
Showrooms or sales, ⁶ restricted to boats less than 100 feet in length [PRC–C]	14	C2 C3 C7 C8 M1 M2 M3

Storage, repair, or painting, including the incidental sale of boats, boat parts, or accessories, with restrictions on boat size and setbacks [PRC–C]	14	C2 C3 C7 C8 M1 M2 M3
Bone distillation	18	M3
Books:		
Binding (See Printing)		
Hand binding or tooling [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
	12	C4 C6 C7 C8 M1
Bottling works, for all beverages	17	M1 M2 M3
Bowling alleys [PRC–D]:		
Limited as to number of lanes	8	C2 C4 C6 C8 M1 ³ M2 M3
Unlimited	12	C4 C6 C7 C8 M1 ³ M2 M3
Breweries	18	M3
Brick manufacture	18	M3
Brush or broom manufacture	17	M1 M2 M3
Building materials:		
Sales, open or enclosed, limited as to #lot area# [PRC–B1]	16	C8 M1 M2 M3
Yards, for sales, storage, or handling, open or enclosed, unlimited as to #lot area# except in the case of lumber yards	17	M1 M2 M3

Bus stations:		
With less than 10 berths		C1** C2** C4** C6** C7** C8** M1** M2** M3**
With 10 or more berths		C4** C6** M1** M2** M3**
Business machines:		
Manufacture	17	M1 M2 M3
Small shops, rentals, repairs, sales [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Stores, sales, or rentals [PRC–B1]	10	C4 C5 C6 C8 M1 M2 M3
Business schools or colleges [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Camera manufacture	17	M1 M2 M3
Camps, overnight or outdoor day [PRC–H]	13	R1–R2* R3–R10* C1* C2* C3* C7 C8 M1 ³ M2 M3
Candy stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Canvas or canvas products manufacture	17	M1 M2 M3

Carnivals, temporary [PRC–E]	13	C7 C8 M1 ³ M2 M3
Carpentry shops [PRC–B1]	16	C8 M1 M2 M3
Carpet:		
Cleaning establishments [PRC–F]	16	C8 M1 M2 M3
Manufacture	17	M1 M2 M3
Carpet, rug, linoleum or other floor covering stores [PRC–B1]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	10	C4 C5 C6 C8 M1**
Catering establishments [PRC–B1]	9	C2 C4 C5 C6 C8 M1 ³
	13	C7 C8 M1 ³ M2 M3
Cement manufacture	18	M3
Cemeteries	4	R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Ceramic products:		
Manufacture, custom [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Manufacture	17	M1 M2 M3

Charcoal manufacture	18	M3
Chemicals:		
Compounding or packaging	17	M1 M2 M3
Manufacture	18	M3
Children's amusement parks [PRC–E]:		
Small	13	C7 C8 M1 ³ M2 M3
Medium	15	C7 C8* M1*
Large	15	C7 C8** M1**
Unlimited as to size	15	C7
Cigar stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Circuses, temporary [PRC–E]	13	C7 C8 M1 ³ M2 M3
Clay manufacture	18	M3
Clay pits		R1–R2* R3–R10* C1* C2* C3* C4* C5* C6* C7* C8* M1* M2* M3*
Cleaning or cleaning and dyeing establishments (See Dry cleaning)		
Clocks:		

Manufacture	17	M1 M2 M3
Stores or repair shops	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Clothing:		
Accessory stores (See Clothing stores)		
Custom manufacture or altering for retail [PRC-F]	11	C5 C6 ⁴ C8 M1 M2 M3
Manufacture	17	M1 M2 M3
Rental establishments [PRC-B]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	9	C2 C4 C5 C6 C8 M1
Stores [PRC-B]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	10	C4 C5 C6 C8 M1**
Clubs:		
Nightclubs (See Eating or drinking places)		
Noncommercial:		
All types with limitations	4	R1-R2* R3-R10 C1 C2 C3 C4 C5 C6 C8 M1**

All types, including outdoor swimming pool clubs or clubs with outdoor swimming pools [PRC–D]	6	R1–R2** R3–10** C1 C2 C4 C5 C6 C8 M1 ³
	14	R1–R2** R3–10** C2 C3 C7 C8 M1 ³ M2 M3
Coal:		
Products manufacture	18	M3
Sales, open or enclosed:		
Limited as to lot area [PRC–B1]	16	C8 M1 M2 M3
Unlimited (See Coal storage)		
Storage, open or enclosed	18	M3
Coin stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Coke products, manufacture	18	M3
Colleges or universities, including professional schools, or college or school dormitories or fraternity or sorority houses, but excluding business colleges or trade schools	3	R1–R2* R3–R10 C1 C2 C3 C4 C5 C6
Commercial parking garages or lots (See #Parking garages, public#; or #parking lots, public#)		
Community centers	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Concrete batching (See Building materials–yards)		
Concrete products manufacture (See Stone processing or stone products)		

Construction machinery manufacture, including repairs	18	M3
Contractors' establishments—electrical, glazing, heating, painting, paper hanging, plumbing, roofing or ventilating:		
Limited as to #floor area# [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Limited as to open storage [PRC–B1]	16	C8 M1–M3
Unlimited (See Contractors' yards)		
Contractors' yards	17	M1 M2 M3
Convalescent homes (See Nursing homes)		
Convents:		
Unlimited	3	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6
Limited use and location	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Cork products manufacture	17	M1 M2 M3
Cosmetics or toiletries manufacture	17	M1 M2 M3
Costume rental establishments [PRC–B]	9	C2 C4 C5 C6 C8 M1
Cotton ginning or cotton wadding or linter manufacture	17	M1 M2 M3
Court houses [PRC–C]	6	C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Crating establishments [PRC–G]	16	C8 M1 M2 M3

Crematoriums [PRC–C]:		
Animal	16	C8 M1 M2 M3
Human	16	C8 M1 M2 M3
Dance studios (See Studios)		
Day camps, outdoor [PRC–H]	13	R1–R2* R3–R10* C1* C2* C3* C7 C8 M1 ³ M2 M3
Delicatessen stores (See also Food) [PRC–B]	12	C4 C6 C7 C8 M1 M2 M3
Dental:		
Instruments manufacture[PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Laboratories (See Laboratories–Medical or dental)		
Offices (See Medical offices)		
Department stores [PRC–B]	10	C4 C5 C6 C8 M1**
Depositories for storage of office records, microfilm, or computer tapes, or for data processing [PRC–G]	10	C4 C5 C6 C8 M1 M2 M3
Diaper supply establishments [PRC–F]	16	C8 M1 M2 M3
Disinfectants manufacture	18	M3

Domiciliary care facilities for adults	3	R1–R2 ^{7**} R3–R10 ^{**} C1 ^{**} C2 ^{**} C3 ^{**} C4 ^{**} C5 ^{**} C6 ^{**}
Dormitories, college or school (See Colleges or universities)		
Drafting instruments manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Dressmaking shops, custom [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Drinking places (See Eating or drinking establishments)		
Drivein theaters		C7 ^{**} C8 ^{**} M1 ^{**} M2 ^{**} M3 ^{**}
Drug stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1
Dry cleaning or clothes pressing establishments, limited as to #floor area#, solvents, and machine capacity [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Dry cleaning or cleaning and dyeing establishments, without restrictions [PRC–F]	16	C8 M1 M2 M3
Dry goods stores [PRC–B]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	10	C4 C5 C6 C8 M1 ^{**}
Dumps	18	M3

Eating or drinking establishments:		
Including those which provide outdoor table service or have music for which there is no cover charge and no specified showtime [PRC–B]	6	C1 C2 C3* C4 C5 C6 C8 M1 ⁹ M2 M3
With #accessory# drive-through facilities [PRC–B]	6	C1 ⁸ C2 C4 C6 C8 M1 ⁹ M2 M3
With musical entertainment but not dancing, with a capacity of 200 persons or less [PRC–B]	6	C1 C2 C3* C4 C5 C6 C8 M1 M2 M3
With entertainment but not dancing, with a capacity of 200 persons or less [PRC–B]	6	C1 ¹⁰ C2 ¹⁰ C3* C4 C5* C6 C8 M1 ⁹ M2 M3
With entertainment and a capacity of more than 200 persons or establishments of any capacity with dancing [PRC–D]	12	C2* C3* C4 ^{11*} C6 ¹² C7 C8 M1 ¹³ M2 M3
Without restrictions on entertainment or dancing but limited to location in hotels [PRC–D]	10	C4 C5 C6 C8
Electric:		
Power or steam generating plants	18	M3
Substations:		
Public transit or railroad:		
Small or medium	17	R1–R2* R3–R10* C1–C8* M1 M2 M3
Large	17	R1–R2** R3– R10** C1–C8** M1 M2 M3
Utility:		

Small	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Medium	17	R1–R2* R3–R10* C1–C8* M1 M2 M3
Large	17	R1–R2** R3–R10** C1–C8** M1 M2 M3
Electrical:		
Appliance:		
Manufacture	17	M1 M2 M3
Stores (See Appliances–Television, radio, phonograph or household appliance stores)		
Contractors (See Contractors' establishments)		
Equipment assembly, not including electrical	17	M1 M2 M3
Supplies manufacturing	17	M1 M2 M3
Electrolysis studios [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Electrotyping or stereotyping (See printing)		
Embalmers (See Trade embalmers)		
Engraving or photoengraving (See Printing)		
Excelsior manufacture	18	M3
Excursion boats, docks for (See Boats or ships)		
Explosives, storage, when not prohibited by other ordinances	18	M3

Exterminators [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Fabric stores (See Dry goods stores)		
Fairs, temporary [PRC–E]	13	C7 C8 M1 ³ M2 M3
Feathers:		
Bulk processing, washing, curing or dyeing	18	M3
Products manufacture, except washing, curing or dyeing	17	M1 M2 M3
Felt:		
Bulk processing, washing, curing or dyeing	18	M3
Products manufacture, except washing, curing or dyeing	17	M1 M2 M3
Ferries, docks for (See Boats or ships)		
Fertilizer manufacture	18	M3
Filling stations (See #Automotive service stations#)		
Film, photographic, manufacture	17	M1 M2 M3
Fire stations [PRC–C]	6	R1–R2** R3– R10** C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Fish products, packing or processing	18	M3
Fishing tackle or equipment, rental or sales [PRC–B1]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

	14	C2 C3 C7 C8 M1 M2 M3
Florist shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Food:		
Products processing, except meat slaughtering or preparation of fish for packing	17	M1 M2 M3
Stores, ¹⁴ including supermarkets, grocery stores, meat markets, or delicatessen stores [PRC–A/B] ¹⁵	6	C1 C2 C4 C5 C6 C8 M1** M2 M3
Foundries, ferrous or nonferrous	18	M3
Fraternity houses (See Colleges or universities)		
Frozen food lockers [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Fuel briquettes manufacture	18	M3
Fuel sales, open or enclosed:		
Limited as to #lot area# [PRC–B1]	16	C8 M1 M2 M3
Unlimited (See Coal storage; Petroleum storage; or Lumber yards)		
Funeral establishments [PRC–H]	7	C1* C2 C4* C6 ⁴ C8 M1 M2 M3
Fungicides manufacture	18	M3
Fur:		
Goods manufacture, not including tanning or dyeing	17	M1 M2 M3
Tanning, curing, finishing or dyeing	18	M3

Furniture:		
Custom shops [PRC–B1]	16	C8 M1 M2 M3
Manufacture	17	M1 M2 M3
Stores [PRC–B1]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1
Unlimited	10	C4 C5 C6 C8 M1**
Furrier shops, custom [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
#Gambling vessels#		C2–C8** M1** M2** M3**
Garages (See #Parking garages, public#)		
Garbage incineration or reduction	18	M3
Garden supply stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Gardens, truck (See Agriculture)		
Gas:		
Manufacture	18	M3
Public utility stations for metering or regulation	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Storage	18	M3

Substations	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Gasoline service stations (See #Automotive service stations#)		
Gelatin manufacture	18	M3
Generating plants, electric or steam	18	M3
Gift shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
	12	C4 C6 C7 C8 M1
Glass:		
Cutting shops [PRC–B1]	16	C8 M1 M2 M3
Manufacture	18	M3
Products manufactured from previously manufactured glass		M1 M2 M3
Glazing contractors (See Contractors' establishments)		
Glue manufacture	18	M3
Golf:		
Courses	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Courses, miniature [PRC–E]	13	C7 C8 M1 ³ M2 M3

Driving ranges [PRC–E]	13	C7 C8 M1 ³ M2 M3
Indoor recreation centers [PRC–D]	12	C4 C6 C7 C8 M1 ³ M2 M3
Grain:		
Milling or processing	18	M3
Storage	18	M3
Graphite or graphite products:		
Manufacture	18	M3
Gravel pits		R1–R2* R3–R10* C1–C8* M1* M2* M3*
Greenhouses (See Agriculture)		
Grocery stores (See Food stores)		
Gun repairs [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Gymnasiums [PRC–B] (See #Health and fitness establishments#)		
Gypsum manufacture	18	M3
Hair:		
Bulk processing, washing, curing or dyeing	18	M3
Products for headwear, wholesaling, including styling [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Products manufacture (except washing, curing or dyeing)	17	M1 M2 M3

Products manufacture, custom [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Hardware:		
Manufacture	17	M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Hat:		
Bodies manufacture	17	M1 M2 M3
Repair shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
#Health and fitness establishments#		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	14	C2 C3 C7 C8
Unlimited	9	C1 ³⁰ C2 C4 C5 C6 C8 M1 M2 M3
Health centers	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Health services (See #health and fitness establishments#)		
Heating contractors (See Contractors' establishments)		
Heating equipment showrooms, without repair facilities [PRC–B1]	9	C2 C4 C5 C6 C8 M1

Heliports		C3–C8** M1** M2** M3**
Hemp products manufacture	17	M1 M2 M3
Historical exhibits [PRC–D]	12	C4 C6 C7 C8 M1 ³ M2 M3
#Home occupations#		R1–R2 R3–R10 C1–C6
Hosiery manufacture	17	M1 M2 M3
Hospitals, except animal hospitals:		
Nonprofit or voluntary, and related facilities	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Proprietary, and related facilities	4	R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
#Hospital staff dwellings, Nonprofit#:		
Limited as to location	3	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6
Limited as to location	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Hospital staff dwellings, proprietary (See #Residences#)		
#Hotels#:		
#Transient# [PRC–H]	5	R10 ²⁷ ** C1 ¹⁶ C2 C4 C5 C6 C8 M1

#Apartment#	2	R3 ¹ –R10 C1–C6
Household:		
Appliance repair shops [PRC–B]	8	C2 C4 C6 C8 M1 M2 M3
Appliance stores (See Appliances–Television, radio, phonograph, or household appliance stores)		
Equipment or machinery repair shops [PRC–B1]	16	C8 M1 M2 M3
Houses of worship	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Ice cream stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Ice:		
Manufacture, dry or natural	17	M1 M2 M3
Sales, open or enclosed:		
Limited as to #lot area# [PRC–B1]	16	C8 M1 M2 M3
Unlimited (See Refrigerating plants)		
Vending machines, coinoperated	8	C2 C4 C6 C8 M1 M2 M3

	14	C2 C3 C7 C8 M1 M2 M3
Ice skating rinks:		
Outdoor	4	R1–R2* R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Indoor (See Skating rinks, enclosed)		
Incineration or reduction of garbage, offal or dead animals	18	M3
Indoor interactive entertainment facilities with eating and drinking [PRC–D]		C4** C6** C7** C8** M1 ^{17**}
Ink or inked ribbon manufacture	17	M1 M2 M3
Insecticides manufacture	18	M3
Institutions, philanthropic or nonprofit:		
With sleeping accommodations	3	R1–R2 R3–R10 C1–C6
Without sleeping accommodations	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Interior decorating establishments:		
Limited as to #floor area# for processing, servicing or repairs [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Unlimited (See Furniture, textiles or upholstering)		
Jewelry:		
Manufacture:		

Costume	17	M1 M2 M3
From precious metals [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Junk yards	18	M3
Jute products manufacture	17	M1 M2 M3
Kennels [PRC–B1]	16	C8 M1 M2 M3
Laboratories:		
Medical or dental, for research or testing or custom manufacturing of artificial teeth, dentures, or plates, with limitations on objectionable effects [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Research, experimental or testing	17	M1 M2 M3
Lampblack manufacture	18	M3
Laundry:		
Hand or automatic selfservice establishments [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
With no limitation on type of operation [PRC–F]	16	C8 M1 M2 M3
Leather:		
Tanning, curing, finishing or dyeing	18	M3

Goods stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Products manufacture	17	M1 M2 M3
Libraries	3	R1–R2 R3–R10 C1–C6
Linen supply establishments [PRC–F]	16	C8 M1 M2 M3
Linoleum:		
Manufacture	18	M3
Stores (See Carpet stores)		
Liquor stores, package [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Loan offices [PRC–B1]	6	C1 C2 C4 C5 C6 C8 M1
Locksmith shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Lots (See #Parking lots, public#)		
Luggage:		
Manufacture	17	M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Lumber:		
Processing or woodwork, bulk	18	M3
Sales:		

Limited as to #lot area# (See Building materials–Sales)		
Stores [PRC–B1]	8	C2 C4 C6 C8 M1 M2 M3
Yards:		
Limited as to #lot area#	17	M1 M2 M3
Unlimited as to #lot area#	18	M3
Machine:		
Shops including tool, die, or pattern making [PRC–B1]	16	C8 M1 M2 M3
Tools manufacture	17	M1 M2 M3
Machinery:		
Manufacture or repair:		
Heavy	18	M3
Miscellaneous or electrical equipment	17	M1 M2 M3
Rental or sales establishments [PRC–B1]	16	C8 M1 M2 M3
Repair shops [PRC–B1]	16	C8 M1 M2 M3
Machines, business (See Business machines)		
Manure storage	18	M3
Markets:		
Retail, including meat (See Food stores)		
Wholesale, produce or meat	17	M1 M2 M3
Massage therapists [PRC–B] (See Ambulatory diagnostic and treatment health care facilities)		

Matches manufacture	18	M3
Mattress manufacture, rebuilding or renovating	17	M1 M2 M3
Meat:		
Markets:		
Retail (See Food stores)		
Wholesale	17	M1 M2 M3
Slaughtering or preparation for packing	18	M3
Medical:		
Appliances:		
Custom manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Manufacture	17	M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Instruments, manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Laboratories (See Laboratories–Medical)		
Offices or group medical centers (See Ambulatory diagnostic and treatment health care facilities)		
Meeting halls [PRC–D]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Metals manufacture:		
Alloys or foil, miscellaneous	18	M3
Casting or foundry products, heavy	18	M3

Finishing, plating, grinding, sharpening, polishing, cleaning, rustproofing, heat treatment or similar processes	17	M1 M2 M3
Ores reduction or refining	18	M3
Products treatment or processing	18	M3
Reduction, refining, smelting or alloying	18	M3
Stamping or extrusion	17	M1 M2 M3
Treatment or processing	18	M3
Millinery shop [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Mining machinery manufacture, including repairs	18	M3
Mirror silvering shops	16	C8 M1 M2 M3
Model car hobby center [PRC–D]:		
Limited as to #floor area#	8	C2 C4 C6 C8 M1 ³ M2 M3
Unlimited	12	C4 C6 C5 C8 M1 ³ M2 M3
Monasteries:		
Limited	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1 ^{**}
Unlimited	3	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6
Monument:		

Sales establishment, with incidental processing to order [PRC–C]	7	C2 C6 ⁴ C8 M1 M2 M3
Works, with no limitations on processing	18	M3
#Motels# [PRC–H]	7	C2 ²⁸ C6 ⁴ C8 M1
Motion picture production studios [PRC–D]	10	C4 C5 C6 C8 M1 M2 M3
Motorcycles:		
Manufacture	17	M1 M2 M3
Rentals [PRC–C]	16	C8 M1 M2 M3
Repairs [PRC–C]	16	C8 M1 M2 M3
Sales or showrooms, with no repair services or preparation for delivery [PRC–C]	9	C2 C4 C5 C6 C8 M1
Sales, open or enclosed [PRC–C]	16	C8 M1 M2 M3
Motor freight stations (See Trucking terminals)		
Motor scooter rentals [PRC–C]	16	C8 M1 M2 M3
Motor vehicles, dead storage	16	C8 M1 M2 M3
Moving or storage offices:		
Limited as to storage [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3

Unlimited [PRC–G]	16	C8 M1 M2 M3
Museums ¹⁹	3	R1–R2 R3–R10 C1–C6 M1 M2 M3
Music stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Music studios (See Studios)		
Musical instruments:		
Manufacture:		
Excluding pianos and organs [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Including pianos or organs	17	M1 M2 M3
Repair shops [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Newspaper publishing	17	C6* M1 M2 M3
Newsstands, open or enclosed [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Novelty products manufacture	17	M1 M2 M3
Novitiates:		

Limited	4	R1–R2 R3–R1 C1 C2 C3 C4 C5 C6 C8 M1**
Unlimited	3	R1–R2 R3–R10 C1–C6
Nurseries (See Agriculture)		
Nursing homes ²⁰ :		
Philanthropic or nonprofit	3	R1–R2 R3–R10 C1–C6
Proprietary	3	R3–R10 C1–C6
Oakum products manufacture	17	M1 M2 M3
Ocean vessels, passenger, docks for (See Boats or ships)		
Ocean vessels, cargo, docks for (See Boats or ships)	a	
Office equipment or machinery repair shops [PRC–B1]	16	C8 M1 M2 M3
Office or business machine stores, sales or rental [PRC–B1]	10	C4 C5 C6 C8 M1 M2 M3
Offices:		
Business, professional or governmental [PRC–B1]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Dental, medical, or osteopathic (See Medical– Offices)		
Wholesale, with storage restricted to samples [PRC– B1]	10	C4 C5 C6 C8 M1 M2 M3
Oil cloth manufacture	18	M3

Oil, public utility stations for metering or regulating	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Oil sales, open or enclosed:		
Limited as to #lot area# [PRC–B1]	16	C8 M1 M2 M3
Unlimited (See Petroleum or petroleum products– Storage)		
Optical:		
Equipment manufacture	17	M1 M2 M3
Goods manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Optician or optometrist establishments [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Orthopedic:		
Appliances:		
Custom manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Manufacture	17	M1 M2 M3
Stores	6	C1 C2 C4 C5 C6 C8 M1
Instruments, manufacture (See Medical instruments manufacture)		
Osteopathic offices (See Medical offices)		
Packing or crating establishments [PRC–G]	16	C8 M1 M2 M3

Packing materials manufacture	18	M3
Paint:		
Manufacture	18	M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Painting contractors (See Contractors' establishments)		
Paper:		
Mills (See Wood pulp or fiber) Products manufacture	17	M1 M2 M3
Stock companies (storage)	18	M3
Paperhanging contractors (See Contractors' establishments)		
Parish houses	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
#Parks, public# or private	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
#Parking garages, public# ²¹ :		
Capacity of 100 spaces or less	8	C1** C2 ²² C4 ²² C5** C6** C7** C8 ²² M1 ²² M2 ²² M3 ²²
	12	C1** C4 ²³ C5** C6** C7** C8 ²³ M1 ²³ M2 ²³ M3 ²³

Capacity of 101 to 150 spaces	8	C2 ²² C4 ²² C5 ^{**} C6 ^{**} C7 ^{**} C8 ²² M1 ²² M2 ²² M3 ²²
	12	C4 ²³ C5 ^{**} C6 ^{**} C7 ^{**} C8 ²³⁸ M1 ²³ M2 ²³ M3 ²³
Capacity of more than 150 spaces		C2 ^{**} C4 ^{**} C5 ^{**} C6 ^{**} C7 ^{**} C8 ^{**} M1 ^{**} M2 ^{**} M3 ^{**}
#Parking lots, public# ²¹ :		
Capacity of 100 spaces or less	8	C1 ^{**} C2 C4 C5 ^{**} C6 ⁴ C7 ^{**} C8 M1 M2 M3
	12	C1 ^{**} C4 C5 ^{**} C6 ⁴ C7 ^{**} C8 M1 M2 M3
Capacity of 101 to 150 spaces	8	C2 C4 C5 ^{**} C6 ⁴ C7 ^{**} C8 M1 M2 M3
	12	C4 C5 ^{**} C6 ⁴ C7 ^{**} C8 M1 M2 M3
Capacity of more than 150 spaces		C2 ^{**} C4 ^{**} C5 ^{**} C7 ^{**} C8 ^{**} M1 ^{**} M2 ^{**} M3 ^{**}
Pawn shops [PRC–B1]	8	C2 C4 C6 C8 M1 M2 M3
Peat storage	18	M3
Perfume or perfumed soaps, compounding only, not including soap manufacture	17	M1 M2 M3

Pet shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Petroleum or petroleum products:		
Refining	18	M3
Storage or handling	18	M3
Pharmaceutical products manufacture	17	M1 M2 M3
Phonograph:		
Repair shops [PRC–B]	8	C2 C4 C6 C8 M1 M2 M3
Stores (See Appliances)		
Photographic:		
Developing or printing establishments:		
Limited as to #floor area# [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Unlimited [PRC–C]	16	C8 M1 M2 M3
Equipment:		
Manufacture (except film)	17	M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
	12	C4 C6 C7 C8 M1
Studios [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1

[PRC–D]	10	C4 C5 C6 C8 M1 M2 M3
Supply stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Photostatting establishments [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Picture framing stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Plastics:		
Products, manufacture	17	M1 M2 M3
Raw, manufacture	18	M3
Platemaking (See Printing)		
Playgrounds	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Plumbing:		
Contractors (See Contractors' establishments)		
Equipment manufacture (See Tool or hardware manufacture)		
Showrooms, without repair facilities [PRC–B1]	9	C2 C4 C5 C6 C8 M1
Police stations [PRC–C]	6	R1–R2** R3– R10** C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3

	12	C4 C6 C7 C8 M1 M2 M3
Pool halls [PRC–D]	8	C2 C4 C6 C8 M1 ³ M2 M3
	12	C4 C6 C7 C8 M1 ³ M2 M3
Porcelain products manufacture	18	M3
Post offices [PRC–H]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Poultry:		
Killing establishments, for retail sales on the same #zoning lot# only [PRC–B1]	16	C8 M1 M2 M3
Packing or slaughtering	18	M3
Precision instruments manufacture:		
Optical equipment, clocks, or similar products	17	M1 M2 M3
Medical, dental, or drafting instruments, optical goods, or similar products [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Printing:		
Custom [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Limited as to #floor area# [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Unlimited	17	M1 M2 M3
Prisons [PRC–H]	8	C2 C4 C6 C8 M1 M2 M3

Produce or meat markets, wholesale	17	M1 M2 M3
Public auction rooms [PRC-D]	9	C2 C4 C5 C6 C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 ³ M2 M3
Public transit yards [PRC-G]	16	C8 M1 M2 M3
Publishing	17	M1 M2 M3
Pumping stations:		
Water	6	R1-R2* R3-R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Sewage	6	R1-R2** R3- 10**C1 C2 C4 C5 C6 ⁴ C8M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Rabbit:		
Killing establishments, for retail sales on the same #zoning lot# only [PRC-B1]	16	C8 M1 M2 M3
Packing or slaughtering	18	M3
Racetracks		C8** M1** M2** M3**
Radio:		

Appliance repair shops [PRC–B]	8	C2 C4 C6 C8 M1 M2 M3
Stores (See Appliances)		
Studios [PRC–D]	10	C4 C5 C6 C8 M1 M2 M3
Towers, non#accessory#		R1–R2* R3–R10* C1–C8* M1* M2* M3*
Radioactive waste disposal services	18	M3
Railroad:		
Equipment manufacture, including railroad cars or locomotives	18	M3
Passenger stations		R1–R2** R3–R10** C1–C8** M1** M2** M3**
Rightsofway	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1
Substations:		
Small or medium	17	R1–R2* R3–R10* C1–C8* M1 M2 M3
Large	17	R1–R2** R3–R10** C1–C8** M1 M2 M3
Railroads, including rightsofway, freight terminals, yards or appurtenances, or facilities or services used or required in railroad operations, but not including passenger stations	17	M1 M2 M3

Record stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
	12	C4 C6 C7 C8 M1
Recreation centers, noncommercial	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Rectories	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Reducing salons (See #Health and fitness establishments#)		
Refreshment stands, drivein [PRC–H]	7	C2 C6 ⁴ C8 M1 M2 M3
	13	C7 C8 M1 ³ M2 M3
Refrigerating plants	18	M3
Religious or church art goods manufacture	17	M1 M2 M3
#Residences#:		
#Singlefamily detached#	1	R1–R2 R3–R10 C1–C6
Boarding or rooming houses	2	R6–R10 C1–C6
All other ²⁶	2	R3–R10 C1–C6
Rest homes (See Nursing homes)		

Riding academies, open or enclosed [PRC–C]	16	R1–R2* R3–R10* C2* C6* C7* C8 M1 M2 M3
Roofing contractors (See Contractors' establishments)		
Rooming houses (See Boarding houses)		
Rubber:		
Processing or manufacture, natural or synthetic	18	M3
Products manufacture (excluding all natural or synthetic rubber processing)	17	M1 M2 M3
Rug stores (See Carpet stores)		
Sail making establishments [PRC–C]	7	C2 C6 ⁴ C8 M1 M2 M3
	14	C2 C3 C7 C8 M1 M2 M3
Salvage storage	18	M3
Sand pits		R1–R2* R3–R10* C1–C8* M1 M2 M3
Sanitariums:		
Philanthropic or nonprofit	3	R1–R2 R3–R10 C1–C6
Proprietary	3	R3–R10 C1–C6
Sawmills	18	M3
Scenery construction	17	M1 M2 M3
#Schools#:		

Dormitories (See Colleges or universities)		
Nursery, kindergarten, elementary or secondary #schools#	3	R1–R2 R3–R10 C1–C6
With no living or sleeping accommodations	3	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8* M1*
Trade or other schools for adults, limited as to objectionable effects [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Trade schools for adults, unlimited [PRC–B1]	16	C8 M1 M2 M3
Scientific research and development facility		C6**
Scrap metal, paper or rag storage	18	M3
Seaplane bases		R1–R2** R3– R10** C1** C2** C3** C4** C5** C8** M1** M2** M3**
Seed stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Seminaries	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Settlement houses	4	R1–R2 R3–R10 C1 C2 C3 C4 C5 C6 C8 M1**
Sewage:		

Disposal plants	18	R1–R2** R3–R10** C1–C8** M1** M2** M3
Pumping stations	6	R1–R2** R3–R10** C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Sewing machine stores, selling household machines only	6	C1 C2 C4 C5 C6 C8 M1
Ship chandlers [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Ships, docks for (See Boats or ships)		
Ship or boat building or repair yards, for ships 200 feet in length or over	18	M3
Shipping, waterfront (See Boats or ships)		
Shoddy manufacture	17	M1 M2 M3
Shoes:		
Manufacture	17	M1 M2 M3
Repair shops [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Sign painting shops [PRC–B]:		

Limited as to #floor area#	7	C2 C6 ⁴ C8 M1 M2 M3
Unlimited	16	C8 M1 M2 M3
#Signs, advertising# (See Sections 32-63 and 42-52)		C6 ³¹ C7 C8 M1 M2 M3
Silver plating shops, custom [PRC-B1]	16	C8 M1 M2 M3
Silverware manufacture, plate or sterling	17	M1 M2 M3
Sisal products manufacture	17	M1 M2 M3
Size manufacture	18	M3
Skating rinks:		
Indoor [PRC-D]	12	C4 C6 C7 C8 M1 ³ M2 M3
Outdoor ice [PRC-E]	4	R1-R2* R3-R10 C1 C2 C3 C4 C5 C6 C8 M1
	13	C7 C8 M1 ³ M2 M3
Outdoor roller [PRC-E]	13	C7 C8 M1 ³ M2 M3
Outdoor skateboard parks [PRC-E]	13	C7 C8 M1 ³ M2 M3
Slag piles	18	M3
Slaughtering of animals or poultry	18	M3

Soap or detergents:		
Manufacture, including fat rendering	18	M3
Packaging only	17	M1 M2 M3
Soldering shops [PRC–B1]	16	C8 M1 M2 M3
Solvent extracting	18	M3
Sorority houses (See Colleges or universities)		
Sporting equipment manufacture	17	M1 M2 M3
Sporting goods stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
	14	C2 C3 C7 C8 M1 M2 M3
Stables for horses [PRC–C]	16	R1–R2* R3–R10* C2* C6* C7* C8 M1 M2 M3
Stadiums [PRC–D]:		
Limited as to capacity	12	C4 C6 C7 C8 M1 ³ M2 M3
Unlimited		C4** C6** C7** C8** M1** M2** M3**
Stamp stores [PRC–B]		C1 C2 C4 C5 C6 C8 M1
Stationery stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

	12	C4 C6 C7 C8 M1
Statuary mannequins, figurines, religious or church art goods manufacture, excluding foundry operations	17	M1 M2 M3
Steel products:		
Miscellaneous fabrication or assembly	17	M1 M2 M3
Structural products manufacture	18	M3
Stock yards or slaughtering of animals or poultry	18	M3
Stone processing or stone products	18	M3
Storage:		
Wholesale [PRC–C]	16	C8 M1 M2 M3
Office records (See Depositories)		
Offices (See Moving or storage offices)		
Studios:		
Art, music, dancing or theatrical [PRC–B]	9	C2 C4 C5 C6 C8 M1 M2 M3
Radio or television [PRC–D]	10	C4 C5 C6 C8 M1 M2 M3
Sugar refining	18	M3
Swimming pools:		
Commercial [PRC–E]	13	C3* C7 C8 M1 ³ M2 M3
Noncommercial (See Clubs)		
Table tennis halls [PRC–D]	12	C4 C6 C5 C8 M1 ³ M2 M3

Tailor shops, custom [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Tanning (See Leather or fur)		
Tapestries manufacture [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Tar products manufacture	18	M3
Taxidermist shops [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Telegraph offices [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Telephone exchanges or other communications equipment structures	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Television:		
Repair shops	8	C2 C4 C6 C8 M1 M2 M3
Stores (See Appliances)		
Studios (See Studios)		
Towers, non#accessory#		R1–R2* R3–R10* C1–C8* M1* M2* M3*
Tennis courts, outdoor	4	R1–R2* R3–R10 C1 C2 C3 C4 C5 C6 C8 M1

Terminal facilities at river crossings for access to electric, gas or steam lines	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
Textiles:		
Bleaching	18	M3
Products manufacture	17	M1 M2 M3
Spinning, weaving, manufacturing, dyeing, printing, knit goods, yarn, thread or cordage	17	M1 M2 M3
Theaters [PRC–D]:		
Limited capacity	8	C1*
Unlimited capacity	8	C2 C4 C6 C8 M1 ⁹ M2 M3
	13	C7 C8 M1 ⁹ M2 M3
Theaters, drivein		C7** C8** M1** M2** M3**
Theatrical studios (See Studios)		
Tile manufacture	18	M3
Tire sales establishments including installation services [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Tobacco:		
Curing or manufacture or tobacco products manufacture	17	M1 M2 M3
Stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

	12	C4 C6 C7 C8 M1 M2 M3
Toiletries manufacture, not including soap manufacture	17	M1 M2 M3
Tool or hardware manufacture	17	M1 M2 M3
Topsoil storage	18	M3
#Tourist cabins# [PRC-H]	7	C2 ²⁸ C6 ⁴ C8 M1
Towel supply establishments [PRC-F]	16	C8 M1 M2 M3
Toys:		
Manufacture	17	M1 M2 M3
Stores [PRC-B]	6	C1 C2 C4 C5 C6 C8 M1
	12	C4 C6 C7 C8 M1
Trade or other schools for adults [PRC-B1]:		
Limited as to objectionable effects	9	C2 C4 C5 C6 C8 M1 M2 M3
Unlimited	16	C8 M1 M2 M3
Trade embalmers [PRC-B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Trade expositions [PRC-D]:		
Limited as to rated capacity	12	C4 C6 C7 C8 M1 ³ M2 M3

Unlimited		C4** C6** C7** C8** M1** M2** M3**
#Trailer#:		
Manufacture, including parts	17	M1 M2 M3
Repairs [PRC-C]	16	C8 M1 M2 M3
Sales, with no repair services or preparation for delivery [PRC-C]	9	C2 C4 C5 C6 C8 M1
Sales, open or enclosed [PRC-C]	16	C8 M1 M2 M3
Showrooms, with no repair services or preparation for delivery [PRC-C]	9	C2 C4 C5 C6 C8 M1
Transit substations:		
Small or medium	17	R1-R2* R3-R10* C1-C8* M1 M2 M3
Large	17	R1-R2** R3-R10** C1-C8** M1 M2 M3
Travel bureaus [PRC-B]	6	C1 C2 C4 C5 C6 C8 M1
Truck gardens (See Agriculture)		
Truck:		
Manufacture (including parts) or engine rebuilding	17	M1 M2 M3
Repairs [PRC-C]	16	C8 M1 M2 M3

Trucking terminals or motor freight stations [PRC–G]:		
Limited as to #lot area#	16	C8 M1 M2 M3
Unlimited	17	C8** M1 M2 M3
Truck weighing scales, open or enclosed	17	M1 M2 M3
Turpentine manufacture	18	M3
Typewriter stores [PRC–B]	6	C1 C2 C4 C5 C6 C8 M1
Typewriter or other small business machine repair shops [PRC–B1]	9	C2 C4 C5 C6 C8 M1 M2 M3
Typography (See Printing)		
Umbrellas:		
Manufacture	17	M1 M2 M3
Repair shops [PRC–B]	9	C2 C4 C5 C6 C8 M1 M2 M3
Undertakers (See Funeral establishments)		
Upholstering:		
Bulk, excluding shops dealing directly with consumers	17	M1 M2 M3
Shops dealing directly with consumers [PRC–B1]	8	C2 C4 C6 C8 M1 M2 M3
Variety stores [PRC–B]:		
Limited as to #floor area#	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

Unlimited	10	C4 C5 C6 C8 M1**
Varnish manufacture	18	M3
Vehicles:		
Dead storage, motor	16	C8 M1 M2 M3
Manufacture, children's	17	M1 M2 M3
Storage, commercial or public utility, open or enclosed [PRC-G]	16	C8 M1 M2 M3
Venetian blind, window shade or awning:		
Custom shops, limited as to #floor area# [PRC-B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Manufacture, with no limitation on production or on #floor area#	17	M1 M2 M3
Ventilating contractors (See contractors' establishments)		
Ventilating equipment showrooms, without repair facilities [PRC-B1]	9	C2 C4 C5 C6 C8 M1
Vessels not otherwise listed (See Boats or ships)		
Veterinary medicine, limited to small animals [PRC-B1]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3
Wallpaper stores [PRC-B]	6	C1 C2 C4 C5 C6 C8 M1
Warehouses [PRC-G]	16	C8 M1 M2 M3
Watch or clock stores or repair shops [PRC-B]	6	C1 C2 C4 C5 C6 C8 M1 M2 M3

Watch making [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Water taxis, (See Boats or ships)		
Waterfront shipping (See Boats or ships)		
Water pumping stations	6	R1–R2* R3–R10* C1 C2 C4 C5 C6 ⁴ C8 M1 M2 M3
	12	C4 C6 C7 C8 M1 M2 M3
Wax products manufacture	17	M1 M2 M3
Weaving, hand [PRC–F]	11	C5 C6 ⁴ C8 M1 M2 M3
Wedding chapels [PRC–D]	9	C2 C4 C5 C6 C8 M1 ³
Welding shops [PRC–B1]	16	C8 M1 M2 M3
Welfare centers	4	R1–R2* R3–R10 C1 C2 C3 C4 C5 C6 C8 M1 ^{**}
Wholesale establishments:		
#Accessory# storage limited to 1,500 sq. ft. [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
#Accessory# storage limited to 2,500 sq. ft. [PRC–B1]	11	C5 C6 ⁴ C8 M1 M2 M3
Unlimited accessory storage [PRC–C]	16	C8 M1 M2 M3

Wholesale offices or showrooms, with storage restricted to samples [PRC–B1]	10	C4 C5 C6 C8 M1 M2 M3
Window cleaning contractors' establishments, including floor waxing and other similar building maintenance services [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Window shades:		
Custom shops, limited as to #floor area# [PRC–B1]	7	C2 C6 ⁴ C8 M1 M2 M3
Manufacture, without limitation on production or on #floor area#	17	M1 M2 M3
Wood:		
Bulk processing or woodworking	18	M3
Distillation	18	M3
Products manufacture	17	M1 M2 M3
Pulp or fiber, reduction or processing, including paper mill operations	18	M3
Sales, open or enclosed:		
Limited as to #lot area# [PRC–B1]	16	C8 M1 M2 M3
Unlimited (See Lumber yards)		
Woodworking shops, custom [PRC–B1]	16	C8 M1 M2 M3
Wool scouring or pulling	18	M3

¹ Not permitted in R3–1, R3A, R3X, R4–1, R4A or R4B Districts.

² Permitted only in C4–1 Districts.

³ Not permitted in M1–5B Districts.

- 4 Not permitted in C6–1A Districts.
- 5 Permitted in M1–5B Districts only as provided by Section 42-14 paragraph D.(5), and in M1–5 Districts by special permit (Section 74-921).
- 6 Outdoor use subject to locational conditions.
- 7 Proprietary facilities not permitted in R1 and R2 Districts.
- 8 #Accessory# drive-through facilities permitted in C1–1, C1–2 and C1–3 Districts only as provided by special permit (Section 73-243).
- 9 Permitted in M1–5B Districts only as provided by Section 42-14 paragraph D.(3).
- 10 Permitted in C1-1, C1–2, C1–3, C1–4, C2–1, C2–2, C2–3 and C2–4 Districts only as provided by special permit (Section 73-241).
- 11 Permitted as-of-right or by special permit in C4 Districts, depending upon location.
- 12 Permitted as-of-right in C6 Districts with conditions.
- 13 Permitted in M1–5B, M1–5M and M1–6M Districts only as provided by special permit (Section 73-244).
- 14 Limited to 10,000 square feet of #floor area# per establishment in M1, M2 and M3 Districts. Unlimited #floor area# permitted in M1 Districts as provided by special permit (Section 74-922).
- 15 Parking requirement category A applies to food stores with 2,000 sq. ft. or more of #floor area#; category B applies to food stores with less than 2,000 sq. ft. of #floor area#.
- 16 Not permitted in C1–1, C1–2, C1–3 or C1–4 Districts.
- 17 Not permitted in M1–1, M1–5B Districts and M1 Districts with a suffix "D."
- 18 Permitted with limitations in R3–1, R3A, R3X, R4–1, R4A and R4B Districts as provided by special permit (Section 73-125).

- 19 In #Manufacturing Districts#, limited to museums that are ancillary to existing motion picture production, radio or television studios; permitted in M1–5B Districts as provided by Section 42-14 paragraph D.(5).
- 20 Not permitted in Community Districts designated in Section 74-903 except by special permit.
- 21 Subject to the provisions of Article I, Chapter 3 in Manhattan Community Districts 1, 2, 3, 4, 5, 6, 7 and 8.
- 22 Not permitted in C2–5, C2–6, C2–7, C2–8, C4–5, C4–6, C4–7, C6, C8–4, M1–4, M1–5, M1–6, M2–3, M2–4 or M32 Districts except as provided by special permit.
- 23 Not permitted in C4–5, C4–6, C4–7, C6, C8–4, M1–4, M1–5, M1–6, M2–3, M2–4 or M3–2 Districts except by special permit.
- 24 Permitted in C4–1 District only by special permit.
- 25 Permitted in C6–1, C6–2, C6–3 and C6–4 Districts only.
- 26 #Residential uses# in R3A, R3X and R4A Districts are limited to #single-# or #two-family detached residences# and, in R3–1 and R4–1 Districts, are limited to #single-# or #two-family detached# or #semi-detached residences#, except that in R3A or R4–1 Districts, single- or two-family #zero lot line buildings# are also permitted.
- 27 Permitted only on R10–H Districts by special permit.
- 28 Permitted with locational conditions.
- 29 Not permitted in C6–1, C6–2 and C6–3 Districts.
- 30 Permitted only in C1-8 and C1–9 Districts and in C1 Districts mapped within an R9 or R10 District.
- 31 Permitted only in C6–5 and C6–7 Districts.