



## **Zoning Resolution**

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

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

# **123-661 - Special rules for certain districts in certain Special Mixed Use Districts**

File generated by <https://zr.planning.nyc.gov> on 4/30/2026

---

## 123-661 - Special rules for certain districts in certain Special Mixed Use Districts

---

LAST AMENDED

12/5/2024



For zoning districts in certain #Special Mixed Use Districts# specified by this Section, the height and setback regulations of Sections [123-63](#) or [123-64](#) shall be modified as follows:

- (a) In R7-2 Districts within #Special Mixed Use District# 15 the #street wall# location provisions of Section [123-651](#) shall be modified so that at least 70 percent of the #aggregate width of street walls# shall be located on the #street line# and shall extend to the minimum base height of 60 feet or the height of the #building#, whichever is less. The remaining 30 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line#.
- (b) In R6A Districts within #Special Mixed Use District# 23, where such R6A District is paired with an M1-5 District, the underlying height and setback regulations applicable to an R7A District shall apply.
- (c) On #waterfront blocks#, as defined in Section [62-11](#), the height and setback regulations of Section [62-34](#) (Height and Setback Regulations on Waterfront Blocks) shall apply.