



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

23-332 - Modified side yard requirements for qualifying residential sites

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LAST AMENDED

12/5/2024

R1 R2 R3 R4 R5

In the districts indicated, for #residences# on #qualifying residential sites# in districts that are not otherwise subject to the provisions of paragraph (c) of Section [23-331](#) (Basic side yard requirements in R1 through R5 Districts), #side yards# shall only be required where a #building# containing #residences# on an adjacent #zoning lot# has a #side yard# adjoining the subject #zoning lot#. In such instances, an open area with a minimum width of five feet, measured perpendicular to the #side lot line# shall be provided, and extend along the entire #side lot line#. Obstructions permitted pursuant to Sections [23-311](#) and [23-312](#) shall be permitted in such open areas.