



Zoning Resolution

THE CITY OF NEW YORK

Bill de Blasio, Mayor

CITY PLANNING COMMISSION

Marisa Lago, Chair

36-62 - Required Accessory Off-street Loading Berths

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36-62 - Required Accessory Off-street Loading Berths

LAST AMENDED
2/2/2011

C1 C2 C3 C4 C5 C6 C7 C8

In all districts, as indicated, #accessory# off-street loading berths, open or enclosed, shall be provided in conformity with the requirements set forth in the table in this Section and under rules and regulations promulgated by the Commissioner of Buildings, for all #developments# or #enlargements# after December 15, 1961, for the #uses# listed in the table, except as otherwise provided in Section 36-63 (Special Provisions for a Single Zoning Lot With Uses Subject to Different Loading Requirements) or 36-64 (Wholesale, Manufacturing or Storage Uses Combined With Other Uses), as a condition precedent to the #use# of such #development# or #enlargement#.

After December 15, 1961, if the #use# of any #building or other structure# or #zoning lot# is changed or #enlarged#, the requirements set forth in the table shall apply to the #floor area# of the changed or #enlarged# portion of such #building# or of the #lot area# used for such #use#.

For the purposes of this Section, a tract of land on which a group of such #uses# is #developed# under single ownership or control shall be considered a single #zoning lot#.

Whenever any #use# specified in the table is located on an open lot, the requirements set forth in the table for #floor area# shall apply to the #lot area# used for such #use#.

REQUIRED OFF-STREET LOADING BERTHS FOR DEVELOPMENTS, ENLARGEMENTS OR CHANGES OF USE

District	Type of #Use#	For #Floor Area#	Required Berths
C1 C2 C3 C4 C5 C6 C8	Hospitals and related facilities ¹ or prisons	First 10,000 sq. ft. Next 290,000 sq. ft. Each additional 300,000 sq. ft. or fraction thereof	None 1 1
C1 C2 C4 C6 C8	Funeral establishments	First 10,000 sq. ft. Next 20,000 sq. ft. Any additional amount	1 1 1

<p>C1² C2² C3 C4-1 C4-2 C4-3 C8-1 C8-2</p>	<p>Hotels, offices or court houses</p>	<p>First 25,000 sq. ft. Next 75,000 sq. ft. Next 200,000 sq. ft. Each additional 300,000 sq. ft. or fraction thereof</p>	<p>None 1 1 1</p>
<p>C1³ C1-6 C1-7 C1-8 C1-9 C2³ C2-6 C2-7 C2-8 C4-4 C4-5 C4-6 C4-7 C5 C6 C8-3 C8-4</p>	<p>Hotels, offices or court houses</p>	<p>First 100,000 sq. ft. Next 200,000 sq. ft. Each additional 300,000 sq. ft. or fraction thereof</p>	<p>None 1 1</p>
<p>C1² C2² C3 C4-1 C4-2 C4-3 C7 C8-1 C8-2</p>	<p>#Commercial uses# All retail or service #uses# listed in Use Group 6A, 6C, 7B, 8B, 9A, 9B, 10A, 12B, 14A or 16A All amusement #uses# listed in Use Group 8A or 12A All automotive service #uses# listed in Use Group 7D</p>	<p>First 8,000 sq. ft. Next 17,000 sq. ft. Next 15,000 sq. ft. of floor area Next 20,000 sq. ft. Next 40,000 sq. ft. Each additional 150,000 sq. ft. or fraction thereof</p>	<p>None 1 1 1 1 1</p>

<p>C1³ C1-6 C1-7 C1-8 C1-9 C2³ C2-6 C2-7 C2-8 C4-4 C4-5 C4-6 C4-7 C5 C6 C8-3 C8-4</p>	<p>#Commercial uses# All retail or service #uses# listed in Use Group 6A, 6C, 7B, 8B, 9A, 9B, 10A, 12B, 14A or 16A All amusement #uses# listed in Use Group 8A or 12A All automotive service #uses# listed in Use Group 7D</p>	<p>First 25,000 sq. ft. Next 15,000 sq. ft. Next 60,000 sq. ft. Each additional 150,000 sq. ft. or fraction thereof</p>	<p>None 1 1 1</p>
<p>C2² C4-1 C4-2 C4-3 C8-1 C8-2</p>	<p>Service, wholesale, manufacturing, or storage #uses# All service, wholesale or storage #uses# listed in Use Group 7C, 10B, 11B, or 16D All #manufacturing uses# listed in Use Group 11A</p>	<p>First 8,000 sq. ft. Next 17,000 sq. ft. Next 15,000 sq. ft. Next 20,000 sq. ft. Next 20,000 sq. ft. Each additional 80,000 sq. ft. or fraction thereof</p>	<p>None 1 1 1 1</p>
<p>C2³ C2-6 C2-7 C2-8 C4-4 C4-5 C4-6 C4-7 C5 C6 C8-3 C8-4</p>	<p>Service, wholesale, manufacturing, or storage #uses# All service, wholesale or storage #uses# listed in Use Group 7C, 10B, 11B, or 16D All #manufacturing uses# listed in Use Group 11A</p>	<p>First 15,000 sq. ft. Next 25,000 sq. ft. Next 40,000 sq. ft. Each additional 80,000 sq. ft. or fraction thereof</p>	<p>None 1 1 1</p>

¹ Requirements in this table are in addition to area utilized for ambulance parking

² Mapped within R1, R2, R3, R4, R5, R6

³ Mapped within R7, R8, R9, R10