



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

78-24 - Special Permits

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78-24 - Special Permits

LAST AMENDED

2/2/2011

78-241 - Waterfront and related commercial uses

LAST AMENDED

2/2/2011

For any #large-scale residential development# in a C4 District, the City Planning Commission may, by special permit, modify applicable district regulations to allow #uses# listed in Use Group 14A, not otherwise allowed in such district, provided that:

- (a) the #uses# are appropriate for the location and blend harmoniously with the rest of the #large-scale residential development#; and
- (b) the #streets# providing access to such #uses# will be adequate to handle the traffic generated thereby.

The Commission may prescribe appropriate conditions and safeguards to minimize adverse effects on the character of the #large-scale residential development#.

78-242 - Location of commercial uses

LAST AMENDED

2/2/2011

For any #large-scale residential development#, the City Planning Commission, by special permit, may allow #residential# and non-#residential uses# to be arranged within a #building# without regard for the regulations set forth in Section [32-42](#) (Location Within Buildings) when terracing is required because of unusual topographic conditions in a #large-scale residential development# having a minimum area of 20 acres.