



## Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

# 112-07 - Special Use Regulations

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## 112-07 - Special Use Regulations

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LAST AMENDED  
2/2/2011

Within the Special District, and notwithstanding the provisions of Article V, Chapter 2, where #commercial# or #manufacturing uses# are permitted by the underlying district regulations, such #commercial# or #manufacturing uses# shall be limited to those #uses# set forth in this Section. This Section shall apply to a new #use# in a #development# and to a change of #use# in an existing #building# to another #use# listed in the same or another Use Group.

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### 112-071 - Uses permitted in C1 Districts

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LAST AMENDED  
2/2/2011

Within a C1 District, all #uses# permitted in Use Groups 1, 2, 3, 4, 5 and 6, as listed in Sections [32-11](#) to [32-15](#), are permitted, except:

- Court houses
- Electric and gas substations
- Public utility stations
- Telephone exchanges.

Additional permitted #uses# are:

- Custom manufacturing and sale of jewelry, ceramics, art and needlework, limited to 10,000 square feet per establishment.
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### 112-072 - Uses permitted in C2 Districts

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LAST AMENDED  
2/2/2011

Within a C2 District, all #commercial# #uses# listed in Section [112-071](#) (Uses permitted in C1 Districts) are permitted as well as all #uses# permitted as-of-right in C2 Districts, as set forth in Section [32-10](#), except:

- Automobile sales, including motorcycle and #trailer#
  - Prisons
  - Refreshment stands, drive-in
  - Wholesale establishments.
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### 112-073 - Uses permitted in C3 Districts

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LAST AMENDED  
2/2/2011

Within a C3 District, all #commercial# #uses# listed in Section [112-071](#) (Uses permitted in C1 Districts) are permitted as well as all #uses# permitted as-of-right in C3 Districts, as set forth in Section [32-10](#), except:

Within a C3 District, Use Groups 1, 2, 3 and 4 in Sections [32-11](#) to [32-15](#), and all #commercial# #uses# listed in Use Group 14 in Section [32-23](#), are permitted, as well as:

#Boatels#

Eating or drinking places, including those that provide outdoor table service or incidental musical entertainment.

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## **112-074 - Ground floor use restrictions on certain blocks**

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LAST AMENDED

2/2/2011

For all #buildings# fronting on City Island Avenue between Bay Street and Carroll Street, only non-#residential uses# shall be permitted on the ground floor level or within #stories# that have a floor level within five feet of #curb level#, except for Type 1 lobbies provided in accordance with Section [37-33](#) (Maximum Width of Certain Uses).

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## **112-075 - Uses permitted in M1 Districts**

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LAST AMENDED

2/2/2011

Within an M1 District, all #uses# listed in Use Groups 4B, 5, 6, 7, 9, 10, 11, 12, 13, 14, 15, 16A and 17 are permitted, except:

Automobile sales, including motorcycle and #trailer#

Bottle works

Cotton ginning or cotton wadding or linters

Fuel, ice, coal or wood establishments with open storage

Manufacturing of autos, trucks or #trailers#, including parts

Motorcycle manufacturing, including parts

Motorcycle or motor scooter rental

Poultry or rabbit killing establishments

Prisons

Public transit or railroad substations

Public utility stations

Railroads, including rights-of-way

Refreshment stands, drive-in

Telephone exchanges

Truck weighing scales

Trucking terminals and motor freight stations.