Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

32-35 - Special Rules for Certain Areas

File generated by https://zr.planning.nyc.gov on 11/11/2026

32-35 - Special Rules for Certain Areas

LAST AMENDED
6/6/2024

32-351 - Ground floor use requirements in high-density areas

LAST AMENDED
6/6/2024

For all #Commercial Districts# mapped within, or with a #residential equivalent# of, R9 through R12 Districts, or #Commercial Districts# where the #floor area ratio# for #commercial uses# is greater than 10.0, the applicable #ground floor level# streetscape provisions of this Chapter shall apply, except that for #ground floor level# #street# frontages on #wide streets#, the alternative provisions for #Tier B street frontages# set forth in Section 32-322 shall not apply. However, the provisions of this Section shall not apply within any Special Purpose District.

32-352 - Ground floor use requirements in the Borough of Staten Island

LAST AMENDED
6/6/2024

For all C1, C2 or C4 Districts in the Borough of Staten Island, the applicable #ground floor level# streetscape provisions of this Chapter shall apply, except that #ground floor level# #street# frontages on #wide streets#, or along #narrow streets# where such a C1, C2 or C4 District is mapped along the entire #block# frontage, shall be considered #Tier C street frontages#.