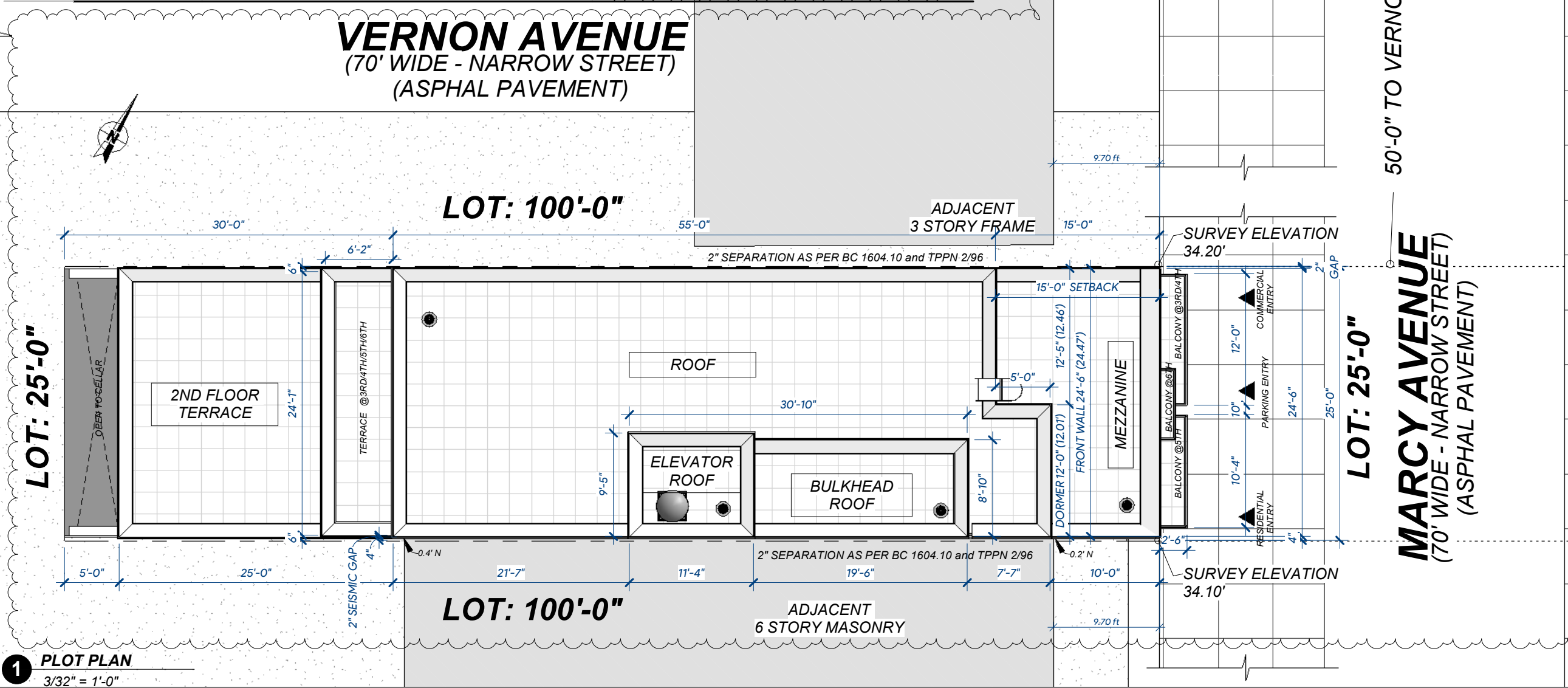


YARDS			
ZR-23-45 ZR 35-51	FRONT YARD	NONE REQUIRED	NO FRONT YARD IS REQUIRED NO FRONT YARD PROVIDED
ZR-23-462 (C), ZR 35-52	SIDE YARD	NO SIDE YARD IS REQUIRED, HOWEVER, IF ONE IS PROVIDED IT SHALL HAVE A MINIMUM WIDTH OF 8'-0"	NO SIDE YARD IS REQUIRED NO SIDE YARD PROVIDED
ZR-23-541 ZR 33-301	REAR YARD	WITHIN ONE HUNDRED FEET OF CORNERS - NO REAR YARD SHALL BE REQUIRED WITHIN 1000 FEET OF THE POINT OF INTERSECTION OF TWO STREET LINES INTERSECTING AT AN ANGLE OF 135 DEGREES OR LESS.	NO REAR YARD REQUIRED 5'0" REAR YARD PROVIDED @1ST FLOOR 30'0" REAR YARD PROVIDED @2ND/3RD/4TH/5TH/6TH & MEZZANINE FLOOR
HEIGHT AND SETBACK			
ZR35-651 (a)(1)	STREET WALL LOCATION	AT LEAST 70 PERCENT OF THE AGGREGATE WIDTH OF STREET WALLS SHALL BE LOCATED WITHIN EIGHT FEET OF THE STREET LINE AND SHALL EXTEND TO AT LEAST THE MINIMUM BASE HEIGHT SPECIFIED IN SECTIONS 35-652 AND...	PROPOSED STREET WALL IS LOCATED ON THE LOT LINE
ZR 23-261 (c)(1)	DORMER	MAX DORMER WIDTH @ MAX. B.HEIGHT = 60% OF STREET WALL WIDTH DECREASE FOR EACH 1'-0" ABOVE MAX. BUILDING HEIGHT = 1% OF STREET WALL WIDTH	•PROPOSED HEIGHT ABOVE MAX B.HEIGHT: 10'-6"= 10.5% •PROPOSED STREET WALL LENGTH: 24'-6" = 24.47' •MAX DORMER WIDTH AT MAX B. HEIGHT IN %: 60.0% -10.5% =49.5% •MAX DORMER WIDTH AT MAX B. HEIGHT IN FEET: 24.47' x 49.5% = 12.11' •PROPOSED DORMER WIDTH AT MAX B. HEIGHT: 12'-0" (12.01') PROPOSED WIDTH: 12'-0" (12.01') < MAX ALLOWED WIDTH: (12.11')
ZR 23-662	SETBACK REGULATIONS	15'-0" @ NARROW STREET	BUILDING LOCATED WITHIN PERMITTED BASE HEIGHT. 15' SETBACK PROPOSED AT MEZZANINE (SEE Z-101/Z-105/A-104)
ZR 23-662	MIN BASE HEIGHT	40'-0"	PROPOSED BASE HEIGHT: 65'-0"
	MAX BASE HEIGHT	65'-0"	PROPOSED BASE HEIGHT: 65'-0"
	MAX ALLOWED...	80'-0"	PROPOSED BUILDING HEIGHT: 75'-6"



1 PLOT PLAN
3/32" = 1'-0"

BASE PLANE CALCULATION

A) EL. 34.20'
B) EL.34.10'

$(34.20' + 34.10') / 2 = 34.15'$
BASE PLANE: 34.15'



ZD1 Zoning Diagram
Must be type written



#B00753091-P1



Submitted to resolve objections stated in a notice of intent to revoke issued pursuant to rule 101-15.

☐ Yes ☐ No

Location Information

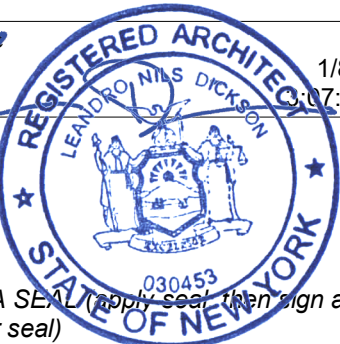
House No(s) 592
Street Name MARCY AVE
Zone R7A
Borough Brooklyn, NY 11206
Block 1758
Lot 48
BIN 3429410

Falsification of any statement is a misdemeanor and punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently falsified or allow to be falsified any certificate, from, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department.

LEANDRO N. DICKSON, R.A.
Name (please print)

Checker

Signature



Date
1/8/2025
07:31 PM

P.E. / R.A SEAL (apply seal then sign and date over seal)

Internal Use Only

BIS Doc #

PLAN EXAMINER SIGN AND DATE

#B00753091-P1

Submitted to resolve objections stated in a notice of intent to revoke issued pursuant to rule 101-15.

☐ Yes ☐ No

Location Information

House No(s)	592
Street Name	MARCY AVE
Zone	R7A
Borough	Brooklyn, NY 11206
Block	1758
Lot	48
BIN	3429410

Falsification of any statement is a misdemeanor and punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently falsified or allow to be falsified any certificate, from, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department.

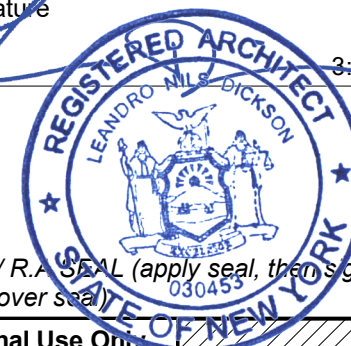
LEANDRO N. DICKSON, R.A.

Name (please print)

Checker

Signature

Date
1/8/2025
3:07:34 PM



P.E. / R.A. SEAL (apply seal, then sign and date over seal)

Internal Use Only

BIS Doc #

PLAN EXAMINER SIGN AND DATE

AS PER ZONING RESOLUTION ZR23-621 (C)(1)
PERMITTED OBSTRUCTIONS @ GLENMORE AVE

MAX DORMER WIDTH @ MAX. B.HEIGHT = 60% OF STREET WALL WIDTH
DECREASE FOR EACH 1'-0" ABOVE MAX.
BUILDING HEIGHT = 1% OF STREET WALL WIDTH

- PROPOSED HEIGHT ABOVE MAX B.HEIGHT: 10'-6"= 10.5%
- PROPOSED STREET WALL LENGTH: 24'-6" = 24.47'
- MAX DORMER WIDTH AT MAX B. HEIGHT IN %: 60.0% -10.5%=49.5%
- MAX DORMER WIDTH AT MAX B. HEIGHT IN FEET: 24.47' X 49.5% = **12.11'**
- PROPOSED DORMER WIDTH AT MAX B. HEIGHT: **12'-0" (12.01')**

PROPOSED WIDTH: 12'-0" (12.01') < MAX ALLOWED WIDTH: (12.11')
... COMPLIES ...

MAX BULK

BASE PLANE CALCULATION

- A) EL. 34.20'
B) EL. 34.10'

$$(34.20' + 34.10') / 2 = 34.15'$$

BASE PLANE: 34.15'

1 ISOMETRIC VIEW

