

ZD1 Zoning Diagram
Must be typewritten.

Orient and affix BIS job number label here

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) 64
Street Name University Place
Borough Manhattan
Block 568
Lot 21
BIN 1009264

Falsification of any statement is a misdemeanor and is 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 allowed to be falsified any certificate, form, 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.

Name (please print)

Richard Nemeth

Signature

Date

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

Internal Use Only

BIS Doc # _____

PLAN EXAMINER SIGN AND DATE

SITE PLAN DIAGRAM

1" = 20'-0"

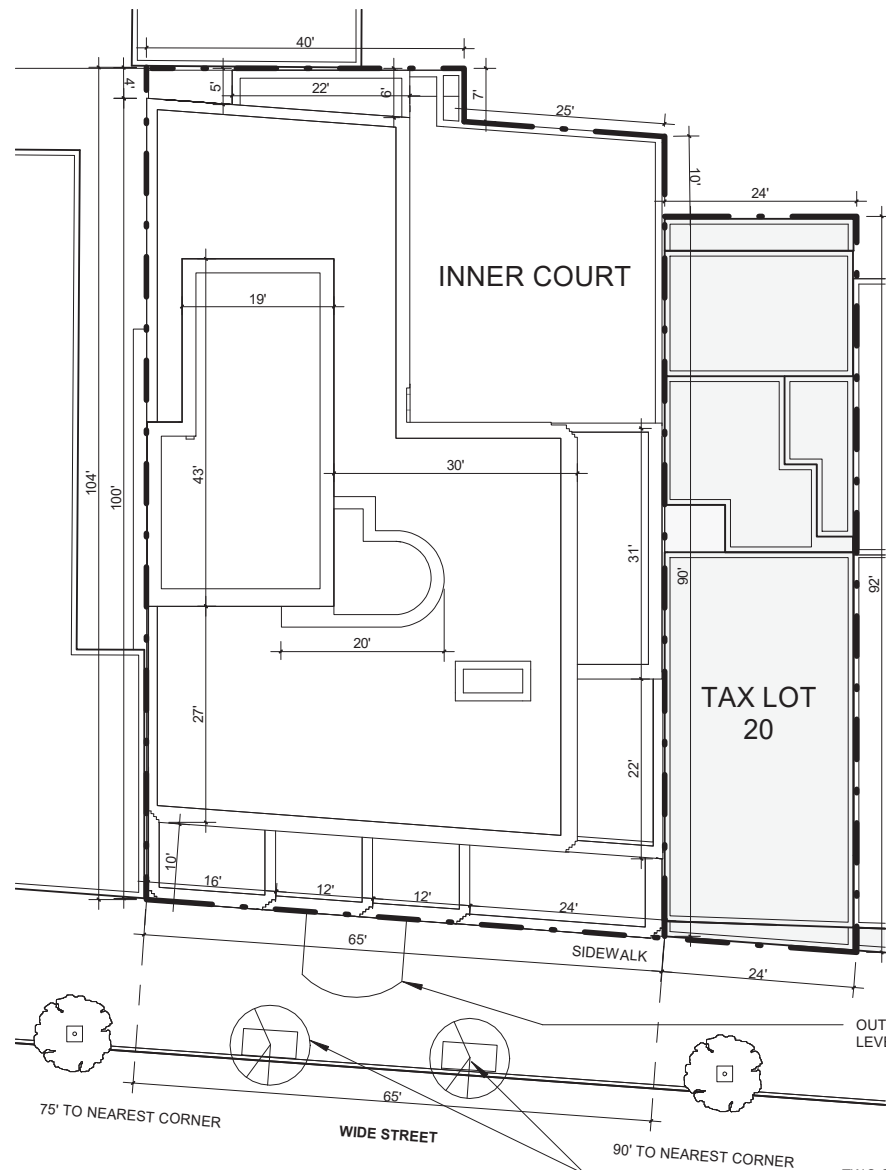


R7-2 DISTRICT

LOT AREA 195.88 SQ.FT
LOT COVERAGE 65%
AS PER ZR 77-11

C1-7 DISTRICT

LOT AREA 6483.26 SQ.FT
LOT COVERAGE 100%
AS PER ZR 23-156



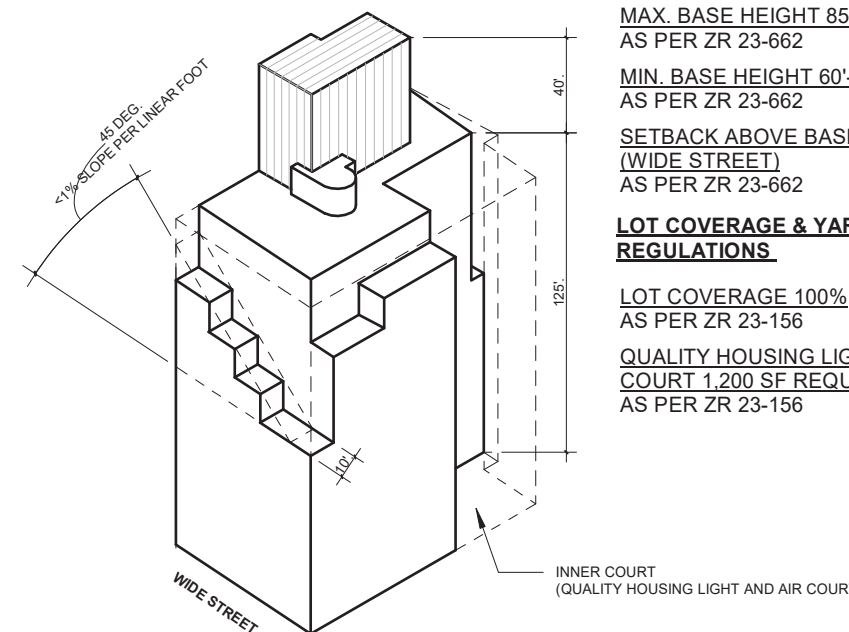
OUTLINE OF MARQUEE @ LEVEL 02
TWO STREET TREES TO BE PROVIDED; REFER TO BPP FOR EXACT LOCATION (ZR 23-03 AND ZR 26-41)

LEGEND

- PROPOSED BUILDING
- ZONING LOT LINE
- EXISTING PROPERTY WITHIN TAX LOT 20 (NOT IN SCOPE)
- PERMITTED OBSTRUCTION
- PROPOSED TREE
- EXISTING TREE

AXONOMETRIC DIAGRAM

NOT TO SCALE



HEIGHT REGULATIONS

BASED ON QUALITY HOUSING

MAX. BASE HEIGHT 85'-0"
AS PER ZR 23-662

MIN. BASE HEIGHT 60'-0"
AS PER ZR 23-662

SETBACK ABOVE BASE 10'-0"
(WIDE STREET)
AS PER ZR 23-662

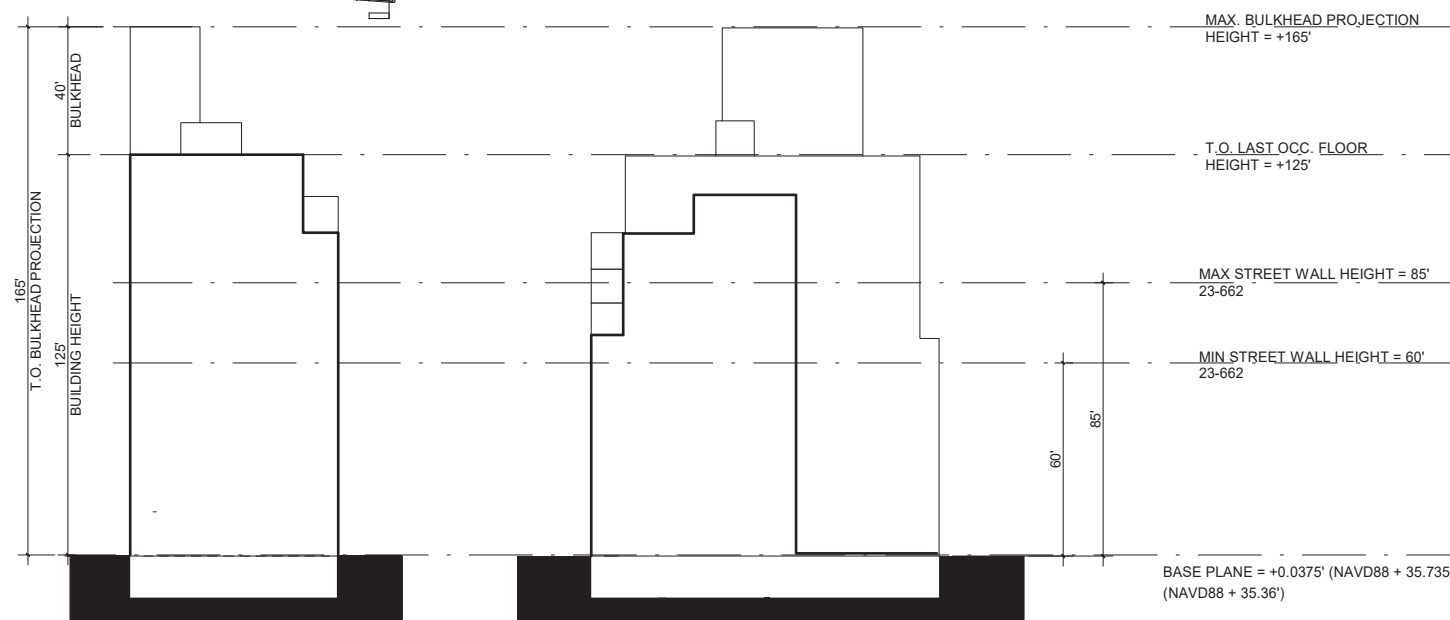
LOT COVERAGE & YARD REGULATIONS

LOT COVERAGE 100%
AS PER ZR 23-156

QUALITY HOUSING LIGHT & AIR COURT 1,200 SF REQUIRED
AS PER ZR 23-156

SECTION DIAGRAM

NOT TO SCALE



BUILDING HEIGHT 125'-0"

HEIGHT OF PERMITTED BULKHEAD OBSTRUCTION 40'-0"

MAX. BULKHEAD PROJECTION HEIGHT = +165'

T.O. LAST OCC. FLOOR HEIGHT = +125'

MAX STREET WALL HEIGHT = 85' 23-662

MIN STREET WALL HEIGHT = 60' 23-662

BASE PLANE = +0.0375' (NAVD88 + 35.735') (NAVD88 + 35.36')

