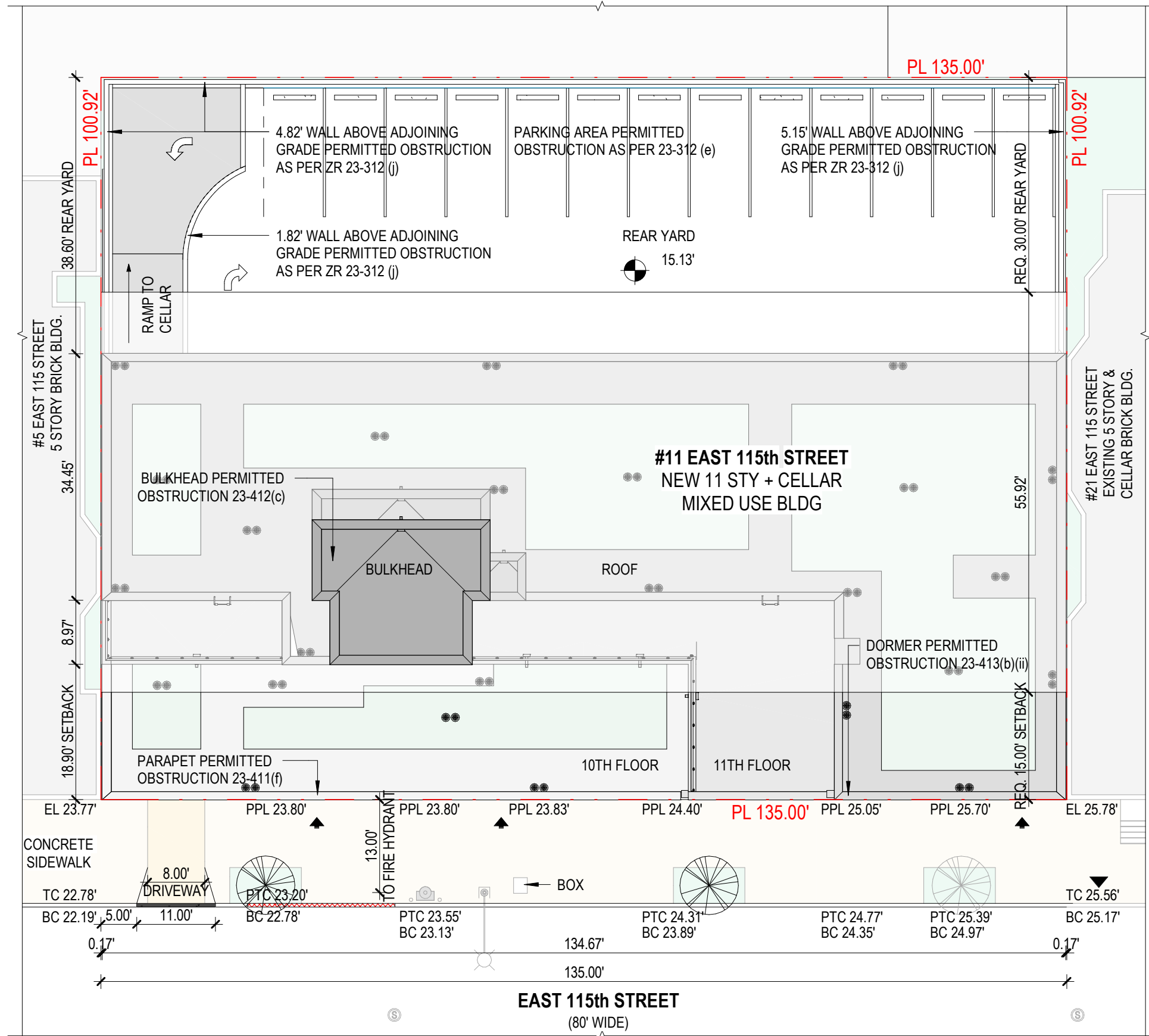
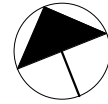


SITE PLAN DIAGRAM

SCALE: 1/16" = 1'-0"



LEGEND

PROPERTY LINE ---

ZONING BOUNDARY ---

ZONING DISTRICT R7-2

PROP. LOT AREA 13,624.20 SF
 REQ. MIN. LOT AREA 1,700.00 SQ. FT
 AS PER ZR 23-12

PROP. LOT WIDTH 135 FT
 REQ. MIN. 18 FT AS PER ZR 23-12

PROP. LOT COVERAGE 62%
 REQ. MAX. 80% AS PER ZR 23-362

PROP. 38.60 FT REAR YARD
 REQ. MIN. 30.00 FT AS PER ZR 23-342(2)(ii)

NO PROP. SIDE YARD
 NO SIDE YARD AS PER ZR 23-335

1 EXISTING TREE
TREES TO BE PAID INTO FUND:
 2 ON-SITE
 2 OFF-SITE
 AS PER ZR 26-41

PROP. SETBACK 18.90 FT
 MIN. SETBACK 10 FT

BUILDING BASE HEIGHT 84.93 FT
 MAX. BLDG. HEIGHT 114.26 FT
 (MIN. 40 FT, MAX. BASE 85 FT
 MAX. BLDG. HEIGHT 115 FT
 AS PER ZR 23-432)



ZD1 Zoning Diagram
Must be typewritten.

M01318466-I1

Submitted to resolve objections stated in a notice of intent to revoke issued pursuant to rule 101-15.
 Yes No

Location Information

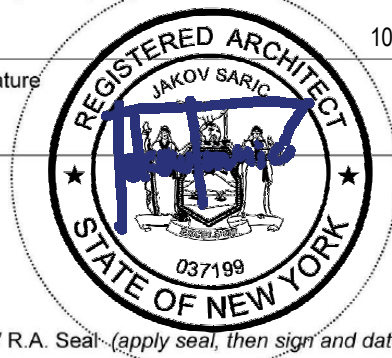
House No(s) 11
 Street Name EAST 115

Borough MANHATTAN
 Block 1621
 Lot 7
 BIN 1803058

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) _____ Date 10/30/25

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

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ZD1 Zoning Diagram
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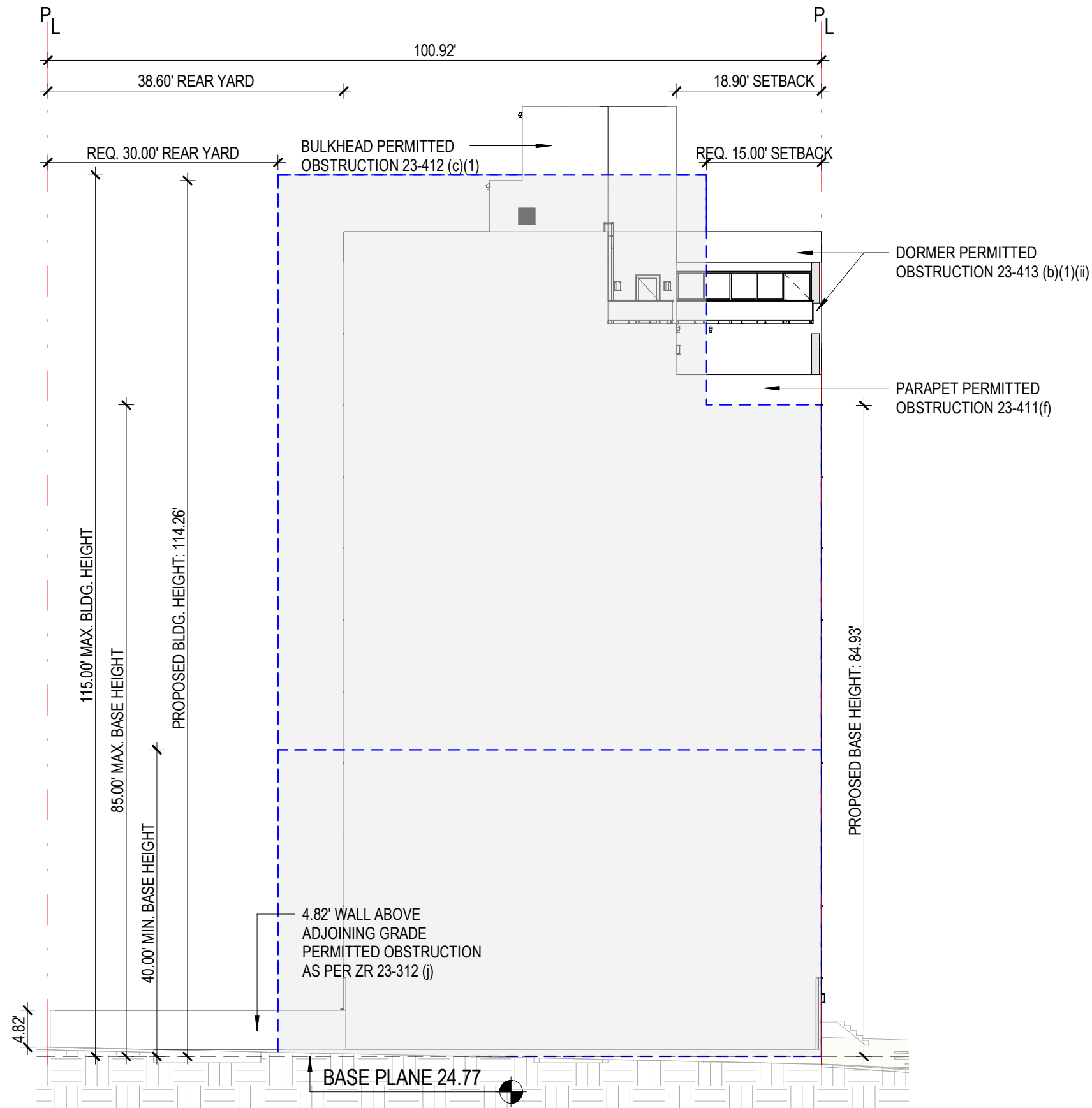
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SITE PLAN DIAGRAM

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Borough	MANHATTAN
Block	1621
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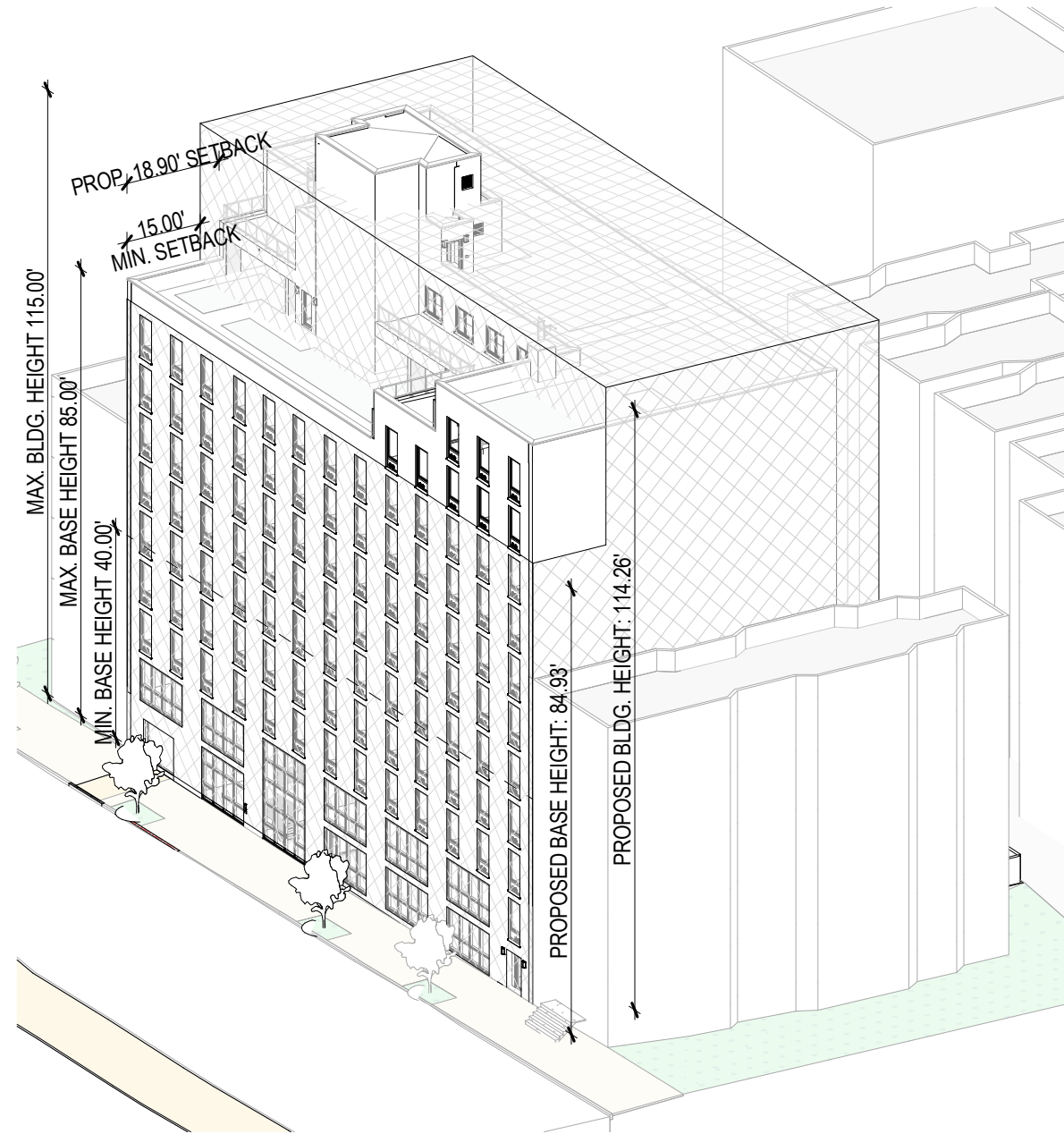
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AXONOMETRIC DIAGRAM
NOT TO SCALE



ZD1 Zoning Diagram
Must be typewritten.

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Yes No

Location Information

House No(s) 11
 Street Name EAST 115
 Borough MANHATTAN
 Block 1621
 Lot 7
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