

Must be typewritten.

Orient and affix BIS job number label here

Submitted to resolve objections stated in a not of intent to revoke issued pursuant to rule 101-

Yes  No

### Location Information

House No(s) 536  
 Street Name EAST 183 STREET  
 Borough BRONX  
 Block 3051  
 Lot 24,26  
 BIN

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 made a false statement or 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)

TAFADZWA MWANDIAMBIRA 7-2-21  
 SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

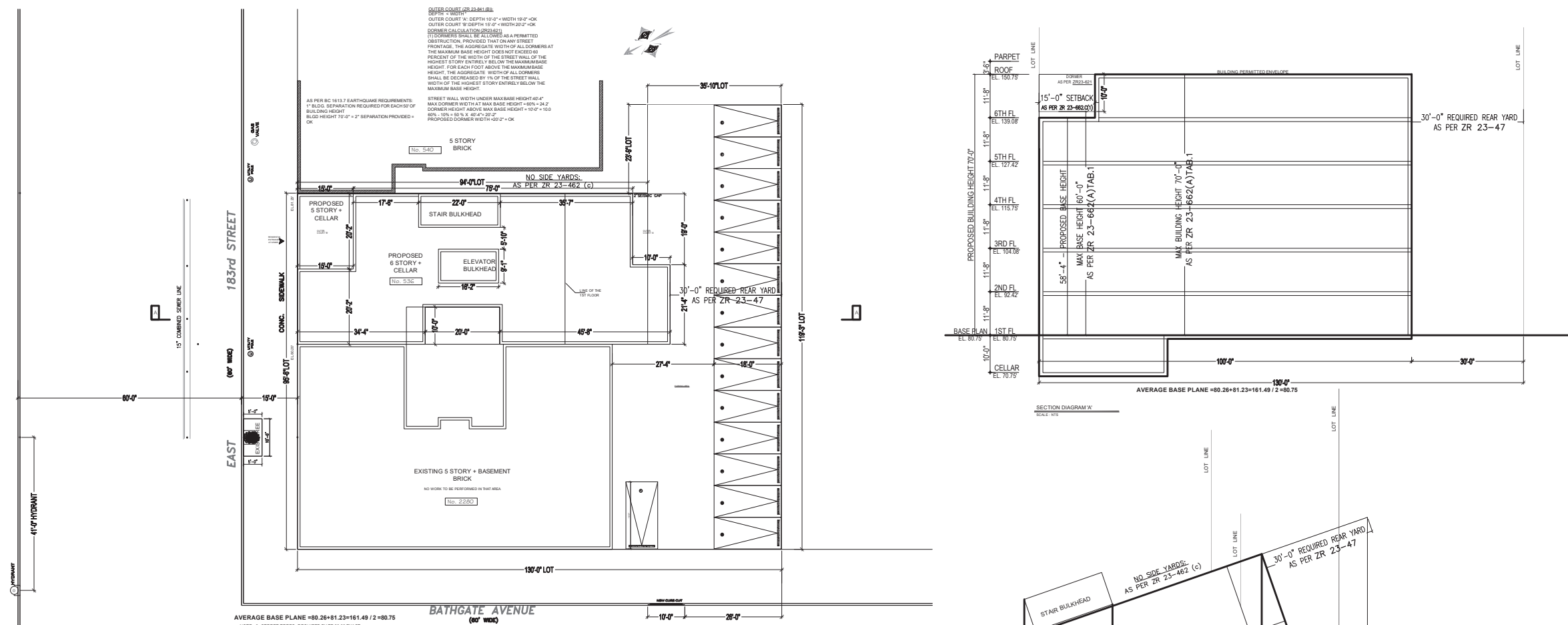


P.E. / R.A. SEAL (P.E. SEAL SIZE) AND DATE OVER SEAL

Internal Use Only

BIS Doc # \_\_\_\_\_

PLAN EXAMINERS SIGN AND DATE  
 ISSUANCE 7/09



BUILDING DATA		MOOD: <u>301</u>
536 EAST 183 STREET, BRONX, NY 10458		LOT: <u>24,26</u>
		ZONE: <u>NR2-4</u>
		MHP: <u>30</u>
SCOPE OF WORK		
PROPOSED NEW 6 STORY + CELLAR RESIDENTIAL USE BUILDING. PROPOSED 38 DWELLING UNITS		
CELLAR =	EQUIPMENT, MECHANICAL U AND CAR PARKING (U)	
FIRST FLOOR =	RESIDENTIAL R2 (LIVING) - USE GROUP 2	
SECOND FLOOR =	RESIDENTIAL R2 (QUALITY HOUSING) - USE GROUP 2	
THIRD FLOOR =	RESIDENTIAL R2 (QUALITY HOUSING) - USE GROUP 2	
FOURTH FLOOR =	RESIDENTIAL R2 (QUALITY HOUSING) - USE GROUP 2	
FIFTH FLOOR =	RESIDENTIAL R2 (QUALITY HOUSING) - USE GROUP 2	
SIXTH FLOOR =	RESIDENTIAL R2 (QUALITY HOUSING) - USE GROUP 2	
PERMITTED USE GROUPS: (ZR 22-10):	1-9	
PROPOSED USE GROUP:	2-OK	
LOT AREA	COMBINED LOTS #26 & #24 95'-6" x 94'-0"=8977 + 36'-0" x 119.28' = 4294.08 = 13271.08 S.F. - SEE ZONING DIAGRAM	
LOT COVERAGE		
RESIDENTIAL MAX. L.C. 23-153 23-156(b)(1)	-FOR INTERIOR LOTS, OR PORTIONS THEREOF, WITHIN 100 FEET OF THE POINT OF INTERSECTION OF TWO STREET LINES INTERSECTING AT AN ANGLE OF 135° OR LESS, THE MAX. LOT COVERAGE SHALL BE: 100 % 95'-6" X 100'-0" = 9550.0 + 6'-0" X 4'-6" = 27.0 = 9577 SF 9577 SF X 10% = 957.7 SF -INTERIOR LOT 65% 19'-3" X 36'-0" = 693 + 100'-0" X 30'-0" = 3000.0 = 3693 SF 3693 X 65% = 2400.45 SF	
PROPOSED	MAX PERMITTED LOT COVERAGE: 9577 + 2400.45 = 11977.45 SF (SEE ZONING DIAGRAMS)	
MAX DENSITY: ZR 23-22	F.A. /680 = 39813.24 S.F. /680 = 58.54 D.U.	
EXISTING	20 D.U. = OK	
PROPOSED	58 D.U. = OK	

HEIGHT REQUIREMENTS	
MAX. HEIGHT: ZR 23-662(c) Tab.1	MIN. BASE HEIGHT PERMITTED = 40'-0" MAX. BASE HEIGHT PERMITTED = 60'-0" MAX. BUILDING HEIGHT PERMITTED 70'-0"
PROPOSED	PROPOSED BASE HEIGHT = 58'-4" PROPOSED BUILDING HEIGHT = 70'-0" PROPOSED NUMBER OF STORES = 6 STORY
STREET WALL LOCATION	
FRONT YARD: ZR:23-661(B)(1)	THE STREET WALL SHALL BE LOCATED NO CLOSER TO THE STREET LINE THAN THE CLOSEST STREET WALL, OR PORTION THEREOF, OF AN EXISTING ADJACENT BUILDING ON THE SAME OR AN ADJOINING ZONING LOT LOCATED ON THE SAME STREET FRONTAGE, THAT IS BOTH WITHIN 15' OF THE STREET LINE AND WITHIN 25' OF SUCH QUALITY HOUSING BUILDING
ZR:23-661(B)(3)	ON CORNER LOTS, THE STREET WALL REGULATIONS OF (B)(1) OR (B)(2), AS APPLICABLE, SHALL APPLY ALONG BOTH STREET FRONTAGES, EXCEPT THAT ALONG ONE STREET LINE THE STREET WALL NEED NOT BE LOCATED FARTHER FROM THE STREET LINE THAN FIVE FEET.
ADJACENT BUILDING'S	PROPOSED BUILDING WALL ALIGNED WITH THE ADJACENT BUILDING WALLS = OK
SETBACK REGULATIONS	
FRONT SETBACK: ZR:23-662.C(1)	A SETBACK WITH A DEPTH OF AT LEAST 15 FEET SHALL BE PROVIDED FROM ANY #STREET WALL# FRONTING ON A #NARROW STREET#.
PROPOSED:	OK
YARD REGULATIONS	
SIDE YARDS: ZR 23-462 (c)	NONE REQD, OR 8'0" SIDE YARD IF ANY OPEN AREA
PROPOSED	0 OVER 0 = OK.
REAR YARD: ZR 23-47	A REAR YARD WITH A DEPTH OF NOT LESS THAN 30 FEET SHALL BE PROVIDED AT EVERY #REAR LOT LINE#
REAR YARD: ZR 23-541	NO REAR YARD SHALL BE REQUIRED WITHIN 100 FEET OF THE POINT OF INTERSECTION OF TWO STREET LINES INTERSECTING AT AN ANGLE OF 135 DEGREES OR LESS.
PROPOSED	30'-0" PROVIDED

