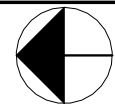
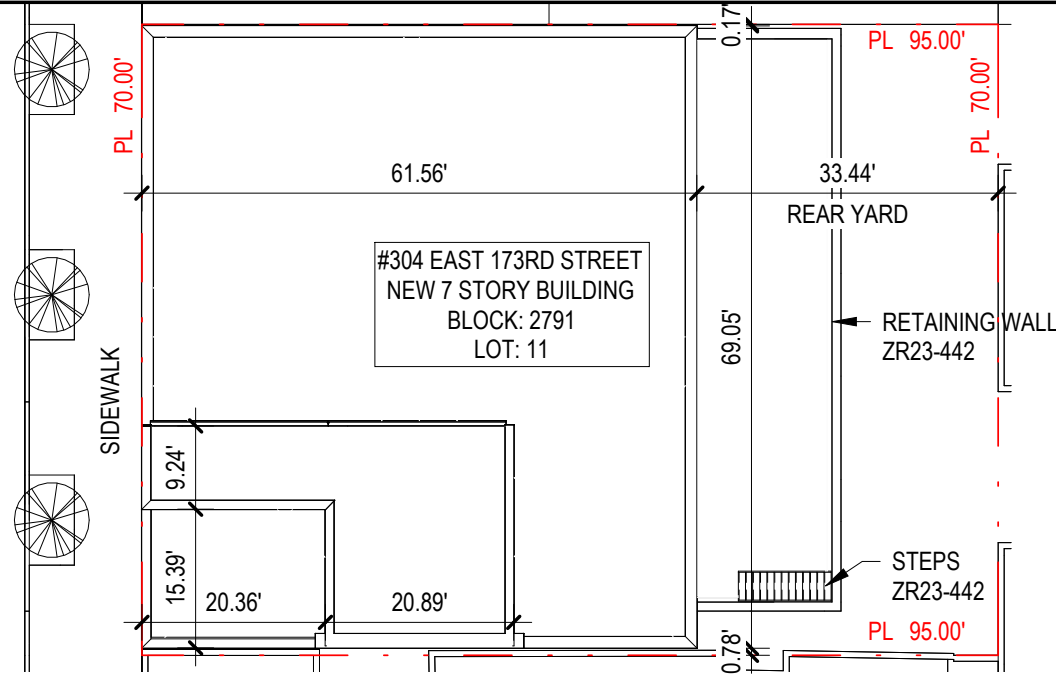


SITE PLAN DIAGRAM

SCALE 1/16" = 1'-0"



EAST 173RD STREET
60 FT WIDE (NARROW STREET)



LEGEND

- PROPERTY LINE ———
- MAX. BLDG ENVELOPE - - - - -

ZONING DISTRICT R8

PROP. LOT AREA 6,650.00 SQ.FT
REQ. MIN. LOT AREA 1,700.00 SQ. FT AS PER ZR 23-32

PROP. LOT WIDTH 70.00 FT
REQ. MIN. 18 FT AS PER ZR 23-32

PROP. LOT COVERAGE 64%
REQ. MAX. 80% AS PER ZR 23-153

PROP. 33.44 FT REAR YARD
REQ. MIN. 30.00 FT AS PER ZR 23-47

NO SIDE YARD
AS PER ZR 23-462

3 STREET TREES
AS PER ZR 26-41

BUILDING BASE HEIGHT 63.43 FT
(MIN. 60 FT, MAX 85 FT AS PER ZR 23-662)

MAX. BUILDING HEIGHT 63.43 FT
(MAX. 115 FT AS PER ZR 23-662)

MIN. SETBACK 15.00 FT

THE BUILDING IS LOCATED NO CLOSER NOR FURTHER FROM THE STREET LINE THAN THE STREET WALL OF THE ADJACENT EXISTING BUILDING #1660 MONROE AS PER ZR 23-661



ZD1 Zoning Diagram
Must be typewritten.

X01112903-I1

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

Yes No

Location Information

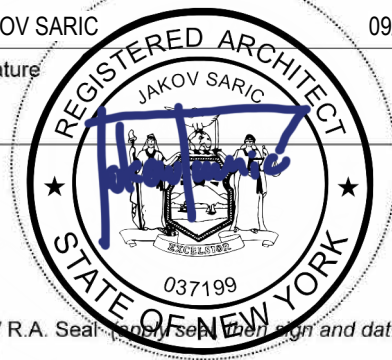
House No(s) 304
Street Name EAST 173RD STEET

Borough BRONX
Block 2791
Lot 11
BIN 2806482

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) JAKOV SARIC
Date 09/23/24

Signature _____ Date _____



P.E. / R.A. Seal (only seal when sign and date over seal)

Internal Use Only

BIS Doc # _____

PLAN EXAMINER SIGN AND DATE

SECTION DIAGRAM

SCALE: 1" = 20'



AXONOMETRIC DIAGRAM

NOT TO SCALE

