Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

37-95 - Modifications of Design Standards

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37-95 - Modifications of Design Standards

LAST AMENDED
4/22/2009

37-951 - Modification of landscaping requirements

LAST AMENDED
4/22/2009

The requirements of Section 37-90 (PARKING LOTS), inclusive, may be waived in whole or in part if the Commissioner of Buildings certifies that such requirements are unfeasible due to unique geological conditions such as excessive subsurface rock conditions, underground municipal infrastructure, a high water table, or a City, State or Federal mandated brownfield remediation that requires the site to be capped. Where a high water table exists, the planting requirements of Section 37-90, inclusive, shall be complied with, except such planted areas need not be designed to absorb storm water runoff.

Such waiver shall be based on a report prepared by a licensed engineer that such conditions exist.

37-952 - Modification of design requirements by authorization

LAST AMENDED
4/22/2009

For #enlargements#, the City Planning Commission may authorize modifications or waivers of the maneuverability and curb cut standards of Section 36-57, and the landscaping requirements of Section 37-90 (PARKING LOTS), inclusive, for portions of the #zoning lot# occupied by existing open parking areas, provided the Commission finds that:

(a) maneuverability and curb cut regulations have been complied with to the maximum extent practicable;

(b) the amount of perimeter landscaped areas have been provided to the maximum extent practicable;

(c) the amount of interior planting islands and their distribution throughout the existing open parking area have been provided to the maximum extent practicable; and

(d) perimeter landscaped areas and interior planting islands have been engineered to absorb storm water runoff to the maximum extent practicable.

The Commission may request reports from licensed engineers and landscaped architects in considering such modifications.