Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

96-50 - REGULATIONS APPLICABLE TO ALL AREAS

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96-50 - REGULATIONS APPLICABLE TO ALL AREAS

LAST AMENDED
2/2/2011

The provisions of Sections 96-51 (Mandatory Tree Planting Provisions) and 96-52 (Bulk Modifications for Public Parking Garages) shall apply to all areas within the Special District.

96-51 - Mandatory Tree Planting Provisions

LAST AMENDED
6/6/2024

In addition to the applicable underlying #street# tree planting requirements, tree planting provisions shall also apply to #extensions# or alterations, other than #incidental alterations#, involving 30 percent or more of the existing #floor area# of a #building#. For #uses# listed under Use Groups IV(B), IX(B), or X, the #street# tree planting requirements of Section 26-41 (Street Tree Planting) shall apply.

96-52 - Bulk Modifications for Public Parking Garages

LAST AMENDED
1/19/2005

Except within the Eighth Avenue Perimeter Area set forth in Section 96-22 (Special Regulations for Eighth Avenue Perimeter Area), in all other C6 Districts, the City Planning Commission, by special permit, may permit, for #public parking garages#, modification of the applicable #lot coverage#, #yard# and height and setback regulations. As a condition of permitting such modifications, the Commission shall make the following findings:

(a) that, because of site limitations, such modifications are necessary for the proper design and operation of the #public parking garage#; and

(b) that, such modifications will not unduly obstruct access to light and air in the #street# or on adjacent #zoning lots#.

The Commission shall consider the characteristics of surrounding development and may prescribe appropriate conditions and safeguards to minimize adverse effects on the character of adjacent areas.