



Zoning Resolution

THE CITY OF NEW YORK

CITY PLANNING COMMISSION

Eric Adams, Mayor

Daniel R. Garodnick, Chair

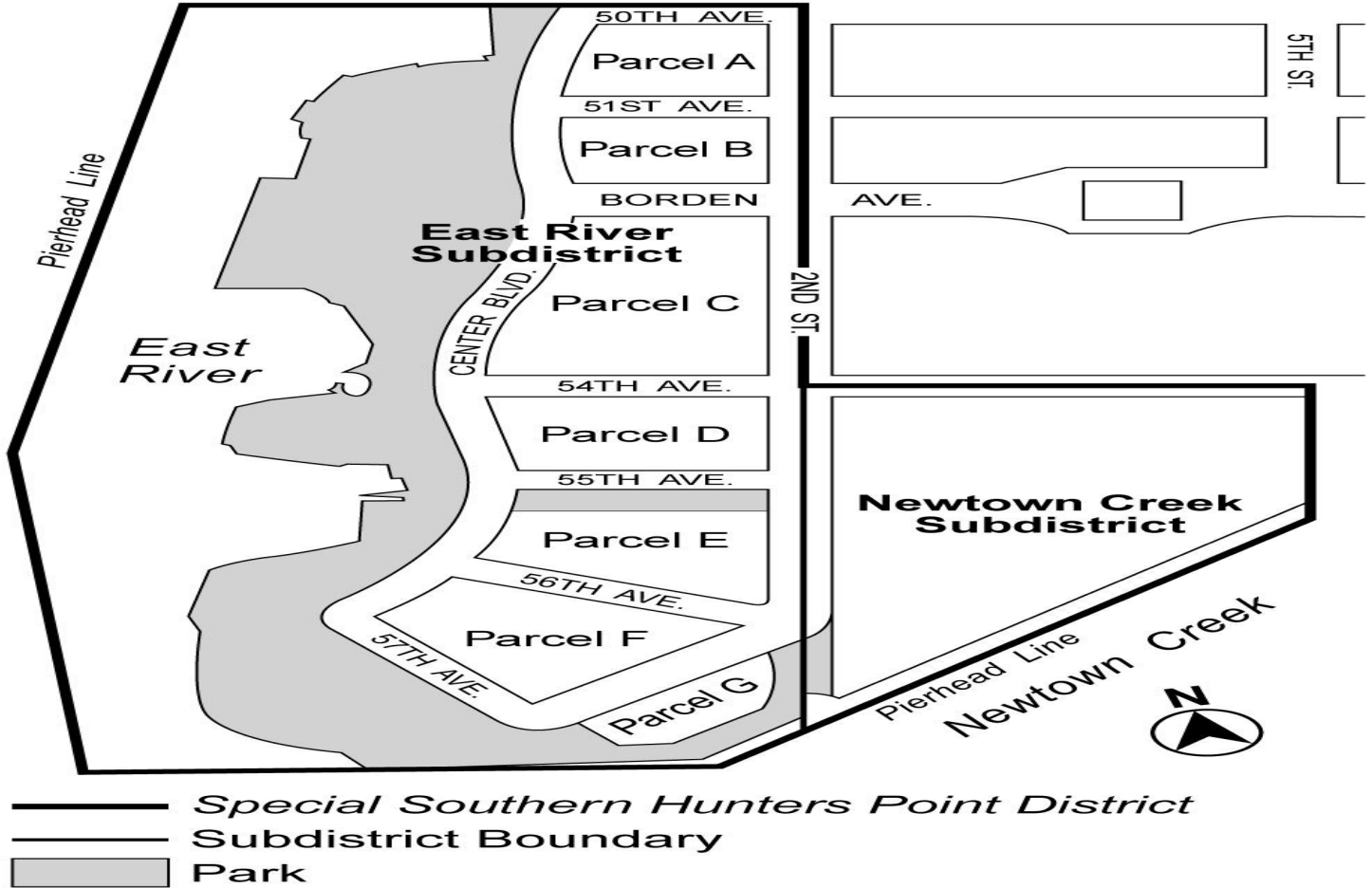
Appendix A

File generated by <https://zr.planning.nyc.gov> on 3/28/2025

Appendix A - Special Southern Hunters Point District Plan

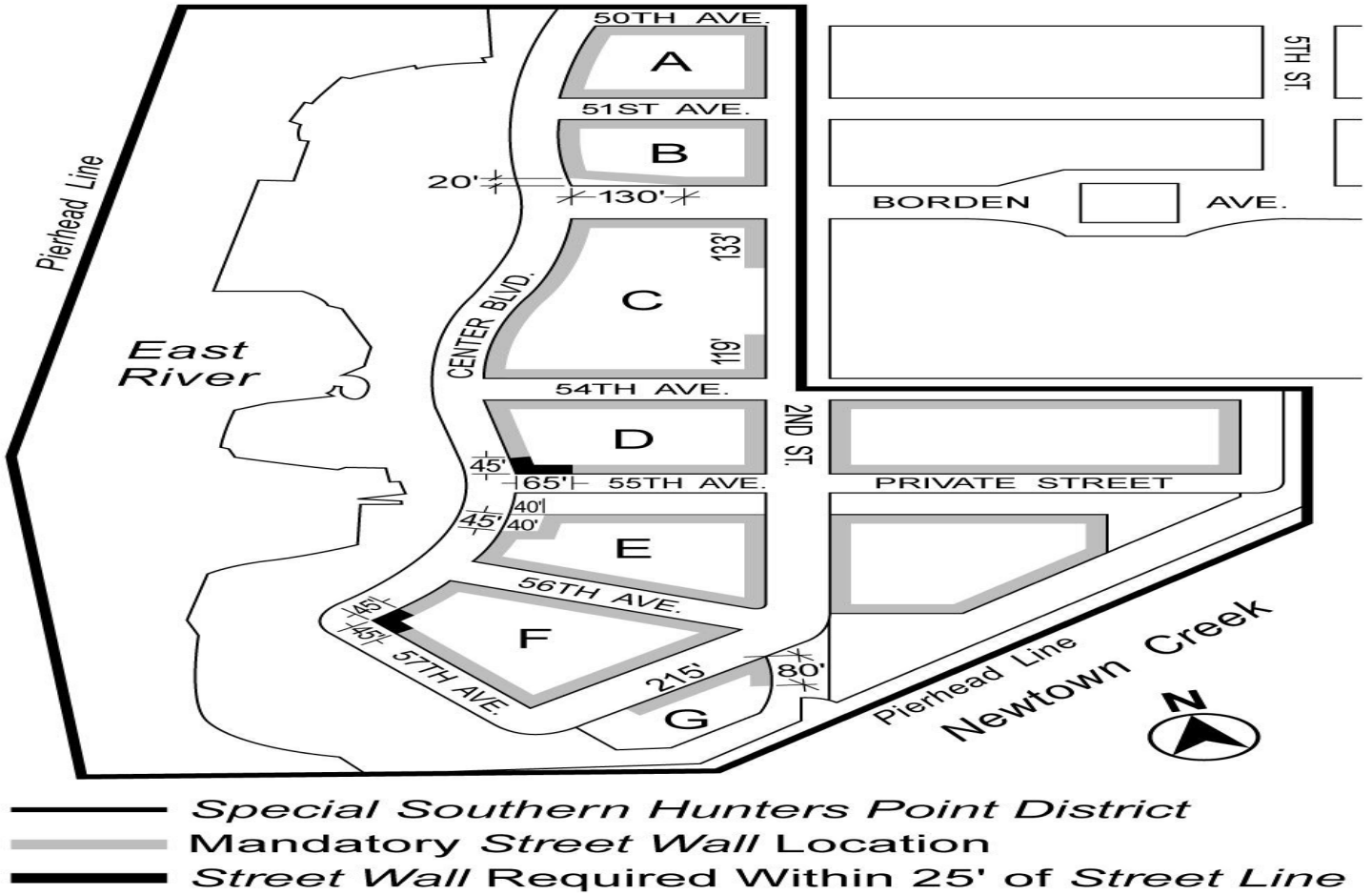
LAST AMENDED
6/6/2024

Map 1 – Special Southern Hunters Point District, Subdistricts and Parcels

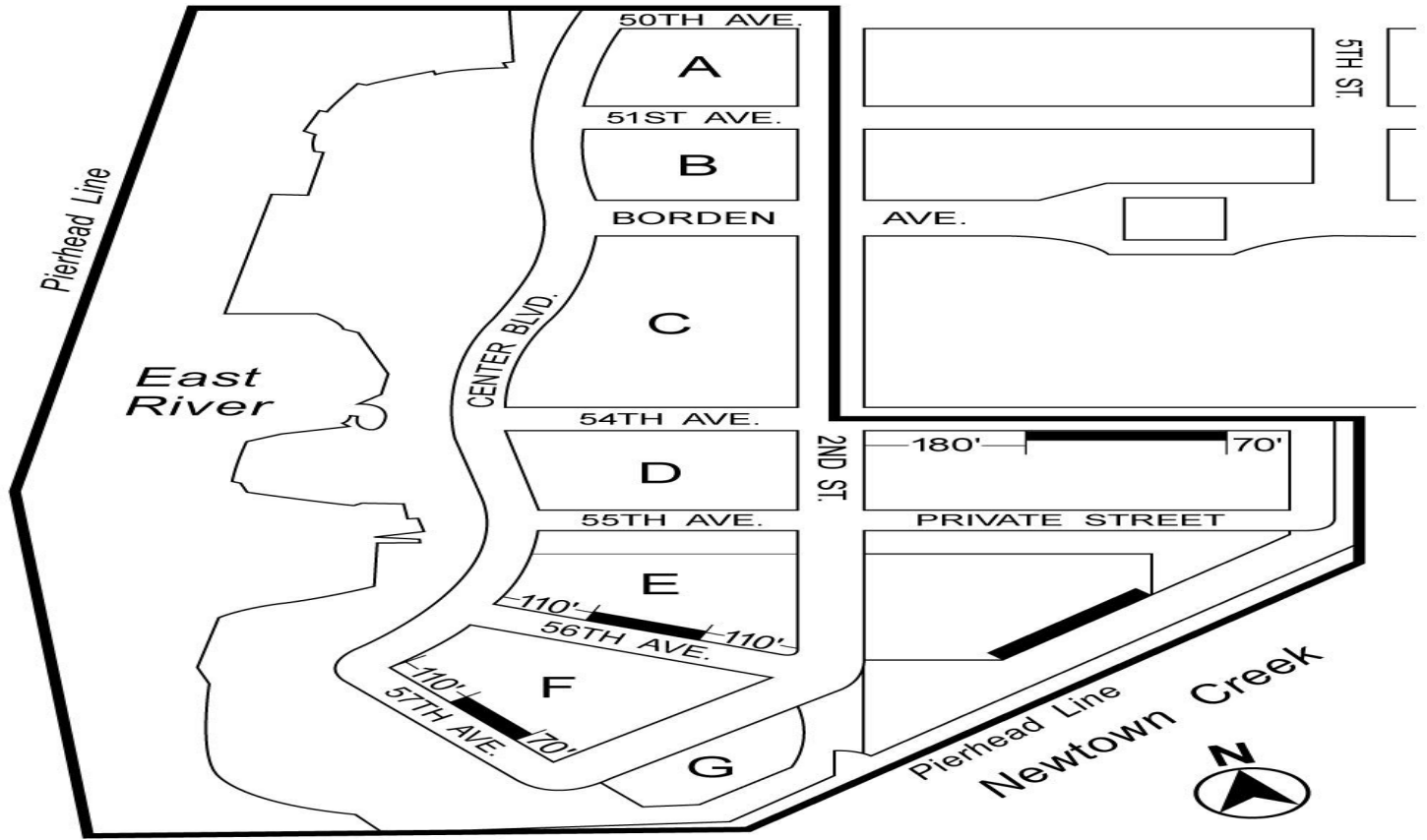


Map 2 – Special Ground Floor Use Regulations

Map 3 – Street Wall Locations

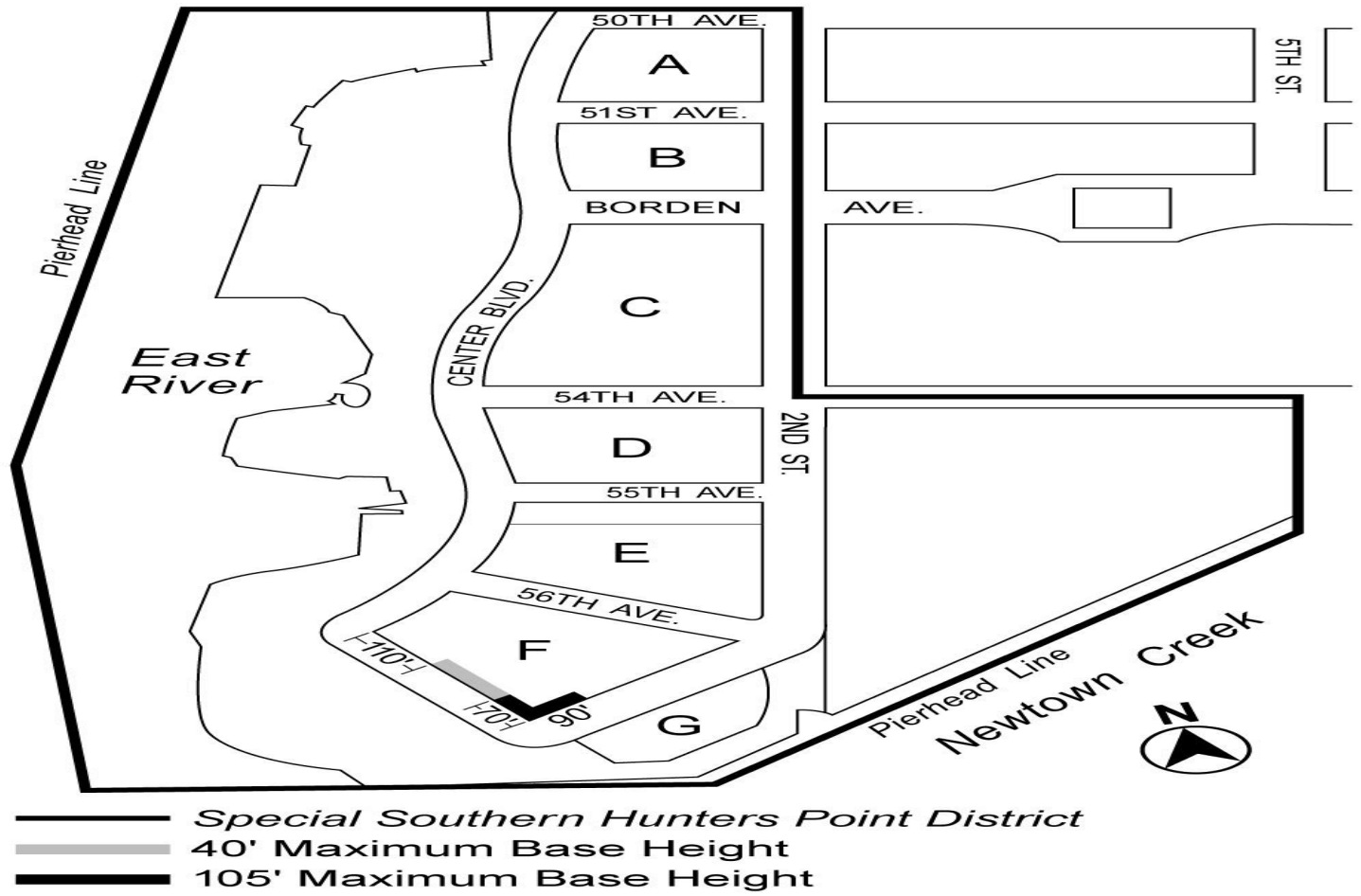


Map 4 – Minimum Base Heights of 40 Feet

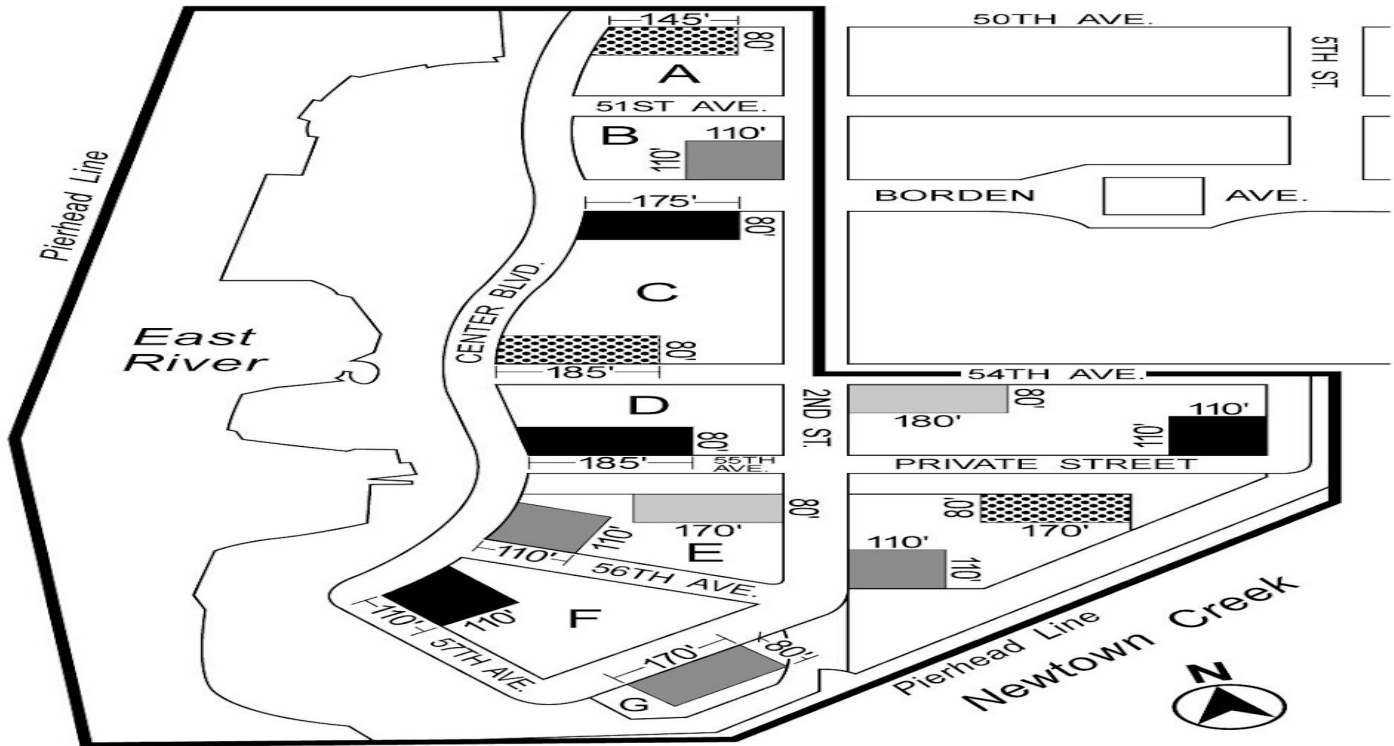


— Special Southern Hunters Point District
— 40' Minimum Base Heights Permitted

Map 5 – Maximum Base Heights other than 70 Feet

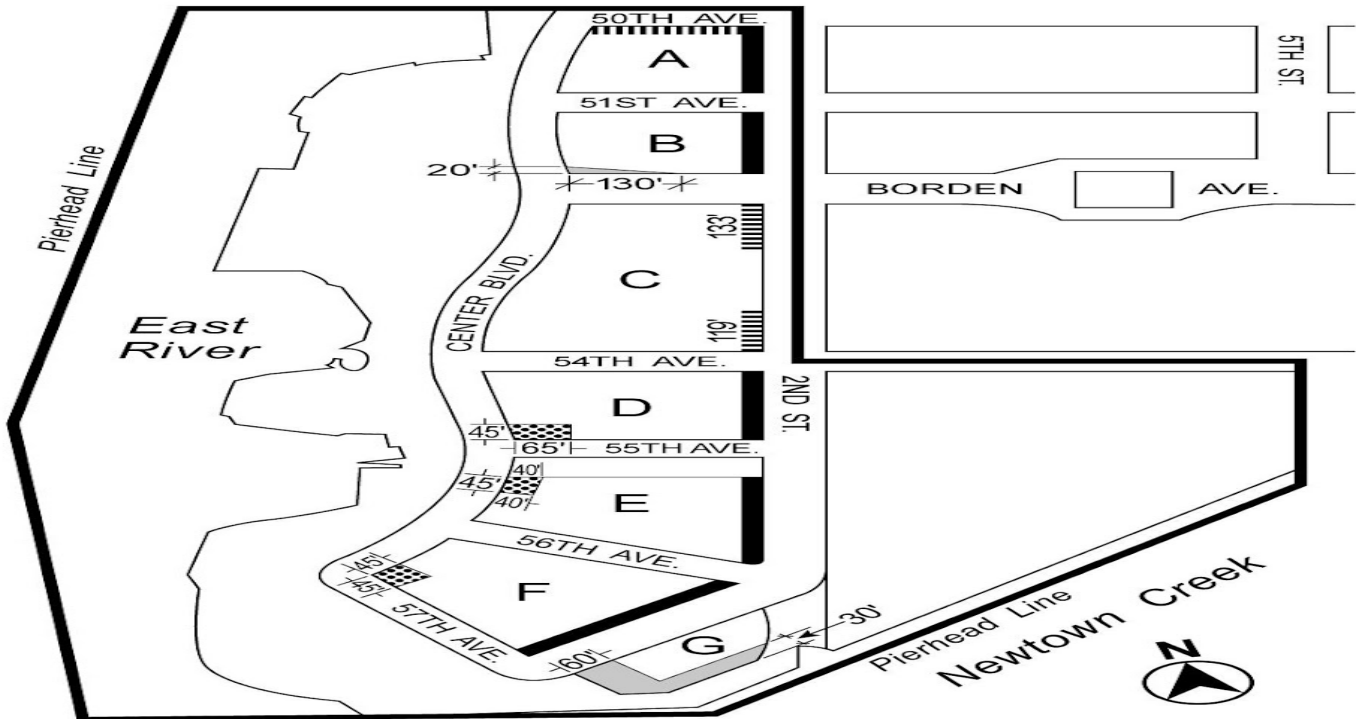







Map 6 – Tower Areas



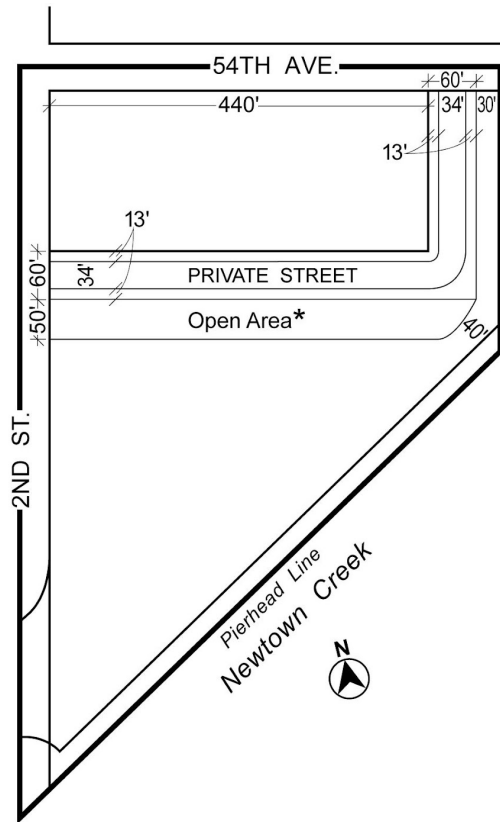
-  **Special Southern Hunters Point District**
-  **270' Maximum Tower Height**
-  **300' Maximum Tower Height**
-  **350' Maximum Tower Height**
-  **400' Maximum Tower Height**

Map 7 – Mandatory Sidewalk Widening and Publicly Accessible Open Area



-  **Special Southern Hunters Point District**
-  **2' Sidewalk Widening**
-  **5' Sidewalk Widening**
-  **Publicly Accessible Open Area**
-  **Flexible Location Zone Where Publicly Accessible Open Area Must Be Provided Along Street Line**

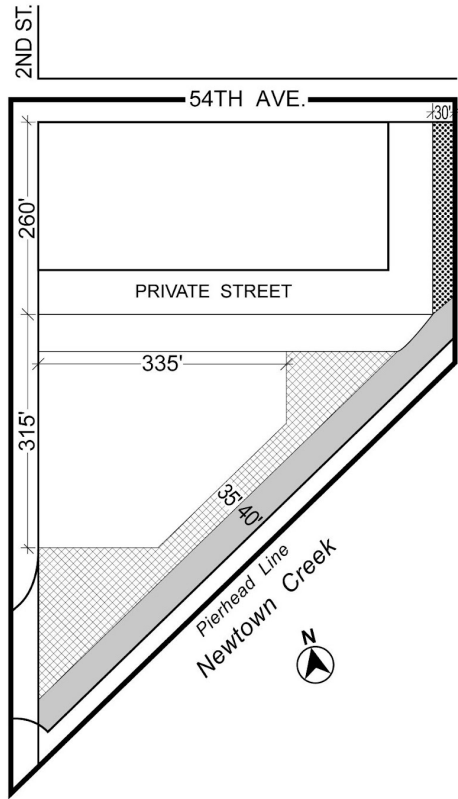
Map 8 – Publicly Accessible Private Street and Open Area in Newtown Creek Subdistrict



— Newtown Creek Subdistrict

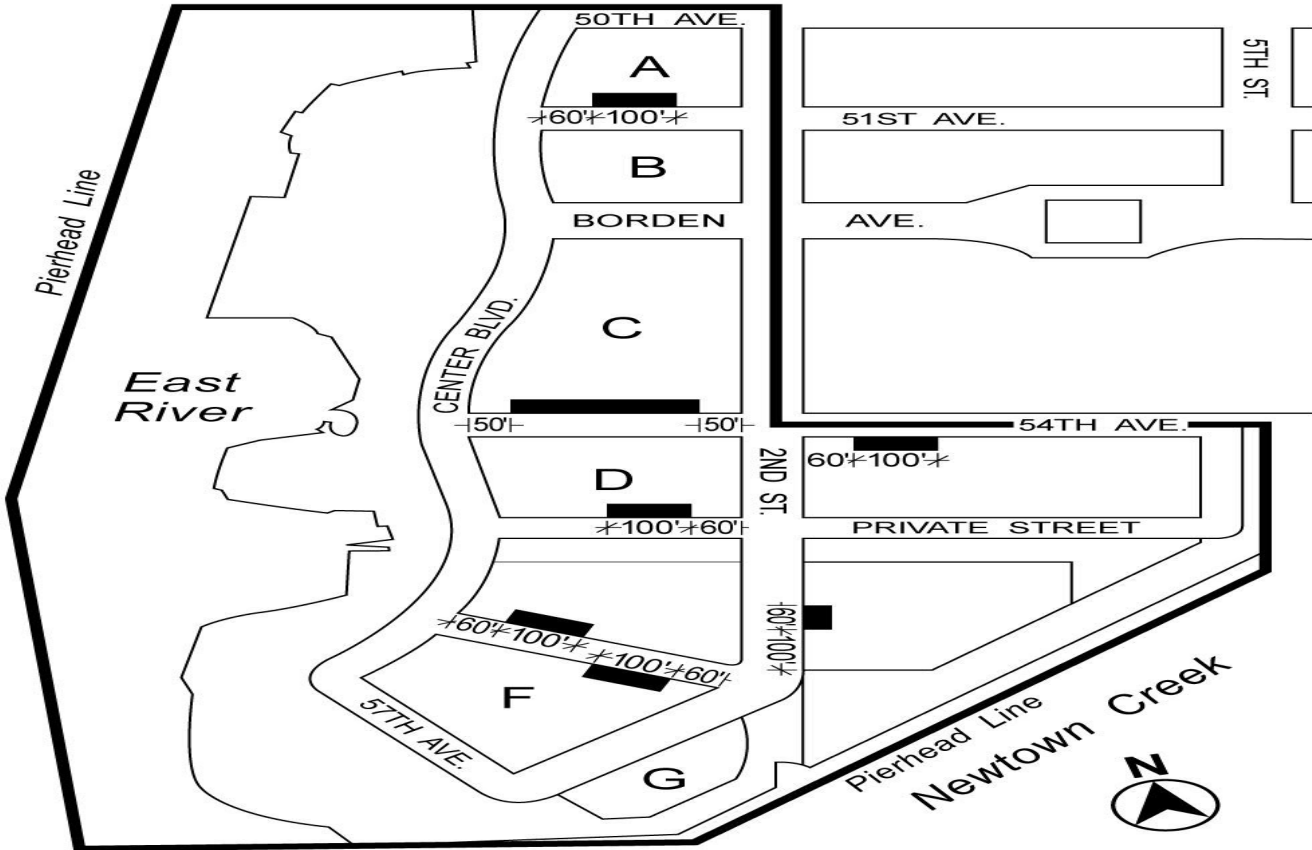
*One 13' wide walkway connecting sidewalk of private street and residential building entrance may traverse Open Area beyond 200' of 2nd St.

Map 9 – Newtown Creek Waterfront Access Plan (Q-3)



- Newtown Creek Subdistrict
- ▨ Supplemental Public Access Area
- ▤ Upland Connection
- Shore Public Walkway

Map 10 – Permitted Curb Cut Locations



-  *Special Southern Hunters Point District*
-  **Permitted Curb Cut Location**

