



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

137-40 - SPECIAL APPLICABILITY OF ARTICLE V

File generated by <https://zr.planning.nyc.gov> on 7/14/2025

137-40 - SPECIAL APPLICABILITY OF ARTICLE V

LAST AMENDED

5/12/2021

In #Special Coastal Risk District# 3, the provisions of Article V, Chapter 2 (Non-conforming Uses) shall be modified as set forth in this Section. In addition, the provisions of Article VI, Chapter 5 (Special Regulations Applying in Designated Recovery Areas) and Section [64-61](#) (Special Provisions for Non-conforming Uses) shall not apply.

#Non-conforming# #uses# may not be #enlarged# or #extended#. In addition, should 50 percent or more of the #floor area# of a #building# containing a #non-conforming# #use# be damaged or destroyed after September 7, 2017, the #building# may be repaired, #incidentally altered# or reconstructed only for a #conforming# #use#.