



Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

139-52 - Special Public Access Provisions

File generated by <https://zr.planning.nyc.gov> on 7/4/2026

139-52 - Special Public Access Provisions

LAST AMENDED

11/23/2021

The provisions of Sections [62-50](#) (GENERAL REQUIREMENTS FOR VISUAL CORRIDORS AND WATERFRONT PUBLIC ACCESS AREAS) and [62-60](#) (DESIGN REQUIREMENTS FOR WATERFRONT PUBLIC ACCESS AREAS) are modified at the following designated locations which are shown on Map 1 in Appendix B of this Chapter.

139-521 - Parcels 4, 5, 13, 14 and 15

LAST AMENDED

11/23/2021

On Parcels 4, 5, 13, 14 and 15, where a #shore public walkway# is required, such #shore public walkway# shall have a minimum width of 30 feet. The required minimum depth of a #waterfront yard# shall be 30 feet.

139-522 - Parcels 8 and 9

LAST AMENDED

11/23/2021

On Parcels 8a, 8b, 8d and 9, where a #shore public walkway# is required, such #shore public walkway# shall have a minimum width of 30 feet, except that for #shore public walkways# adjoining the First

Street Basin, the minimum width shall be 20 feet. The required minimum depth of a waterfront yard shall be 30 feet, except that for waterfront yards adjoining the First Street Basin, the minimum depth shall be 20 feet. In addition, for parcels where the required shore public walkway only adjoins the First Street Basin, the provisions of Section [62-57](#) (Requirements for Supplemental Public Access Areas) shall not apply. An area equal to at least 25 percent of the area of the shore public walkway shall be planted, and one linear foot of seating shall be provided for every 125 feet of frontage along the Gowanus Canal.

139-523 - Parcel 12

LAST AMENDED

11/23/2021

On Parcel 12, where a supplemental public access area adjoining an upland connection or street is provided, such supplemental public access area shall be permitted to be provided with a maximum width to depth ratio of 3:1, and the longest side shall be permitted to adjoin the street.

139-524 - Parcel 14

LAST AMENDED

11/23/2021

On Parcel 14a, a supplemental public access area shall be provided along the entire length of the lot line adjoining Parcel 13, connecting the street to the shore public walkway, and shall comply with the design reference standards applicable to a Type 1 upland connection set forth in Section [62-64](#) (Design Requirements for Upland Connections). Such supplemental public access area may coincide with a visual corridor required pursuant to Section [139-53](#) (Special Visual Corridor

Provisions).

139-525 - Parcel 17

LAST AMENDED

11/23/2021

On Parcel 17, the total #lot area# utilized in the calculation of required #supplemental public access area# shall include all #zoning lot# portions located within Parcel 17, including portions of a #zoning lot# located within a #street#.