



Zoning Resolution

THE CITY OF NEW YORK

Eric Adams, Mayor

CITY PLANNING COMMISSION

Daniel R. Garodnick, Chair

42-20 - Use Group X – Production Uses

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42-20 - Use Group X – Production Uses

LAST AMENDED

6/6/2024

M1 M2 M3

Use Group X consists of #uses# engaged in the mechanical, physical, or chemical transformation of materials into new goods. The provisions regulating #uses# classified in this Use Group are set forth as follows:

- (a) Section [42-201](#) (Use Group X – general use allowances) which includes the compilation of #uses# in the Use Group table; and
- (b) Section [42-202](#) (Use Group X – uses subject to additional conditions) for additional conditions that apply to certain #uses#, as denoted with a “P” in the Use Group table.

The provisions of Section [42-202](#), except as otherwise specified in such Sections, may be modified by special permit of the Board of Standards and Appeals, in accordance with Section [73-211](#) (Production uses), or by special permit of the City Planning Commission, in accordance with Section [74-211](#) (Production uses).

42-201 - Use Group X - general use allowances

LAST AMENDED

6/6/2024

The following table includes #uses# classified as Use Group X and sets forth their allowances by #Manufacturing District#. Notations found in the table are further described in Section [42-10](#) (USE ALLOWANCES).

Included in the #use# table, for reference purposes only, are the three-digit subsector categories from the manufacturing sector (sectors [31-33](#)) of the 2022 North American Industry Classification System (NAICS). For each #use# under the three-digit subsector categories in manufacturing, the four-digit industry group, five-digit NAICS industry or six-digit U.S. detail code is referenced. However, where such four-digit, five-digit or six-digit categories are not referenced after a #use#, the specified #use# is not a specific NAICS industry sector category or includes a group of existing categories.

| USE GROUP X – PRODUCTION | | | | |
|---|----|----|----|-----|
| ● = Permitted ♦ = Permitted with limitations ○ = Special permit required – = Not permitted S = Size restriction P = Additional conditions U = Open use allowances | | | | |
| Uses (NAICS Code) | M1 | M2 | M3 | PRC |
| Food Manufacturing (311) | | | | |

| | | | | | |
|---|---|--------|--------|--------|----|
| Animal food manufacturing (3111) | | ● P | ● P | ● P | D1 |
| Sugar and confectionary product manufacturing (3113) | Sugar manufacturing (31131) | ● P | ● P | ● P | D1 |
| | All other sugar and confectionary product manufacturing (in 3113) | ● P | ● P | ● P | D1 |
| Animal slaughtering and processing (3116) | | ● P | ● P | ● P | D1 |
| Seafood product preparation and packaging (3117) | | ● P | ● P | ● P | D1 |
| All other food manufacturing (in 311) | | ● P | ● P | ● P | D1 |
| Beverage and Tobacco Product Manufacturing (312) | | | | | |
| Beverage manufacturing (3121) | Distilleries (31214) | ● P | ● P | ● P | D1 |
| | All other beverage manufacturing (in 3121) | ● P | ● P | ● P | D1 |
| Tobacco manufacturing (3122) | | ● P | ● P | ● P | D1 |
| Textile & Textile Product Mills (313–314) | | | | | |
| Textile mills (313) | | ● P | ● P | ● P | D1 |
| Textile product mills (314) | | ● P | ● P | ● P | D1 |
| Apparel Manufacturing (315) | | | | | |

| | | | | | |
|---|---|--------|--------|--------|----|
| Apparel manufacturing (315) | | ● P | ● P | ● P | D1 |
| Leather and Allied Product Manufacturing (316) | | | | | |
| Leather and hide tanning and finishing (3161) | | ● P | ● P | ● P | D1 |
| Footwear manufacturing (3162) | | ● P | ● P | ● P | D1 |
| Other leather and allied product manufacturing (3169) | | ● P | ● P | ● P | D1 |
| Wood Product Manufacturing (321) | | | | | |
| Sawmills and wood preservation (3211) | | ● P | ● P | ● P | D1 |
| Veneer, plywood, and engineered wood product manufacturing (3212) | | ● P | ● P | ● P | D1 |
| Other wood product manufacturing (3219) | | ● P | ● P | ● P | D1 |
| Paper Manufacturing (322) | | | | | |
| Pulp, paper, and paperboard mills (3221) | | ● P | ● P | ● P | D1 |
| Converted paper product manufacturing (3222) | Stationary product manufacturing (32223) | ● P | ● P | ● P | D1 |
| | All other converted paper product manufacturing (in 3222) | ● P | ● P | ● P | D1 |
| Printing and Related Support Activities (323) | | | | | |
| Printing and related support activities (3231) | | ● P | ● P | ● P | D1 |

| Petroleum and Coal Products Manufacturing (324) | | | | | |
|--|--|--------|--------|--------|----|
| Petroleum and coal products manufacturing (3241) | | ● P | ● P | ● P | D1 |
| Chemical Manufacturing (325) | | | | | |
| Pharmaceutical and medicine manufacturing (3254) | | ● P | ● P | ● P | D1 |
| Soap, cleaning compound, and toilet preparation manufacturing (3256) | Soap and other detergent manufacturing (325611) | ● P | ● P | ● P | D1 |
| | All other soap, cleaning compound and toilet preparation manufacturing (in 3256) | ● P | ● P | ● P | D1 |
| All other chemical manufacturing (in 325) | | ● P | ● P | ● P | D1 |
| Plastics and Rubber Products Manufacturing (326) | | | | | |
| Plastics and rubber products manufacturing (326) | | ● P | ● P | ● P | D1 |
| Nonmetallic Mineral Product Manufacturing (327) | | | | | |
| Clay product and refractory manufacturing (3271) | Clay building material and refractories manufacturing (32712) | ● P | ● P | ● P | D1 |
| | All other clay product and refractory manufacturing (in 3271) | ● P | ● P | ● P | D1 |
| Glass and glass product manufacturing (3272) | Flat glass manufacturing (327211) | ● P | ● P | ● P | D1 |
| | Other pressed and blown glass and glassware manufacturing (327212) | ● P | ● P | ● P | D1 |
| | All other glass and glass product manufacturing (in 3272) | ● P | ● P | ● P | D1 |

| | | | | | |
|---|---|--------|--------|--------|----|
| All other nonmetallic mineral product manufacturing (in 327) | | ● P | ● P | ● P | D1 |
| Primary Metal Manufacturing and Fabricated Metal Product Manufacturing (331–332) | | | | | |
| Primary metal manufacturing (331) | | ● P | ● P | ● P | D1 |
| Fabricated metal product manufacturing (332) | Cutlery and Handtool manufacturing (3322) | ● P | ● P | ● P | D1 |
| | All other fabricated metal product manufacturing (in 332) | ● P | ● P | ● P | D1 |
| Machinery Manufacturing (333) | | | | | |
| Agriculture, construction, and mining machinery manufacturing (3331) | | ● P | ● P | ● P | D1 |
| All other machinery manufacturing (in 333) | | ● P | ● P | ● P | D1 |
| Computer and Electronic Product Manufacturing (334) | | | | | |
| Computer and peripheral equipment manufacturing (334) | | ● P | ● P | ● P | D1 |
| Electrical Equipment, Appliance, and Component Manufacturing (335) | | | | | |
| Electric lighting equipment manufacturing (3351) | | ● P | ● P | ● P | D1 |
| Household appliance manufacturing (3352) | Small electrical appliance manufacturing (33521) | ● P | ● P | ● P | D1 |
| | Major household appliance manufacturing (33522) | ● P | ● P | ● P | D1 |

| | | | | |
|--|--------|--------|--------|----|
| All other electrical equipment and component manufacturing (in 335) | ● P | ● P | ● P | D1 |
| Transportation Equipment Manufacturing (336) | | | | |
| Transportation equipment manufacturing (336) | ● P | ● P | ● P | D1 |
| Furniture and Related Product Manufacturing (337) | | | | |
| Furniture and related product manufacturing (337) | ● P | ● P | ● P | D1 |
| Miscellaneous Manufacturing (339) | | | | |
| Medical equipment and supplies manufacturing (3391) | ● P | ● P | ● P | D1 |
| Other miscellaneous manufacturing (3399) | ● P | ● P | ● P | D1 |

42-202 - Use Group X – uses subject to additional conditions

LAST AMENDED

6/6/2024

For #uses# denoted with a “P” in Section [42-201](#) (Use Group X – general use allowances), the provisions of this Section shall apply. Permitted #uses# in all #Manufacturing Districts# shall conform to the performance standards set forth in Sections [42-40](#) (PERFORMANCE STANDARDS) through [42-48](#) (Performance Standards Regulating Humidity, Heat or Glare), inclusive. However, beverage manufacturing establishments shall not be subject to the provisions of Section [42-47](#) (Performance Standards Regulating Fire and Explosive Hazards).