



THE ABC'S OF ALPHABET CITY

BY: STEPHANIE HERBERT

Tompkins Square Park
Trees Surrounding Tompkins Square Park. Photo by Daniel Avila, 4/28/07

Zip Code: 10009

Population: ~47260

Density: 150-199 people/acre

CURRENT HOUSING INFO AND SOLUTIONS:



Orange: R1-R7

Red: R8-R10

- The current residential zonings are R8 & R7B (Floor ratios of 0.94 to 6.02 and 0.87 to 3.44 respectively).
- **Possible options:** changing zoning regulations to R9 & R10 (0.99 to 7.52 and 10); converting the park space/community gardens into housing
- **Potential issues:** decreased street level sunlight exposure; higher population density may cause sidewalk congestion and rush-hour delays; opposition from residents (concerning parks and community gardens); East 10th Street Historic District designated by New York City Landmarks Preservation Commission; increased residential noise