

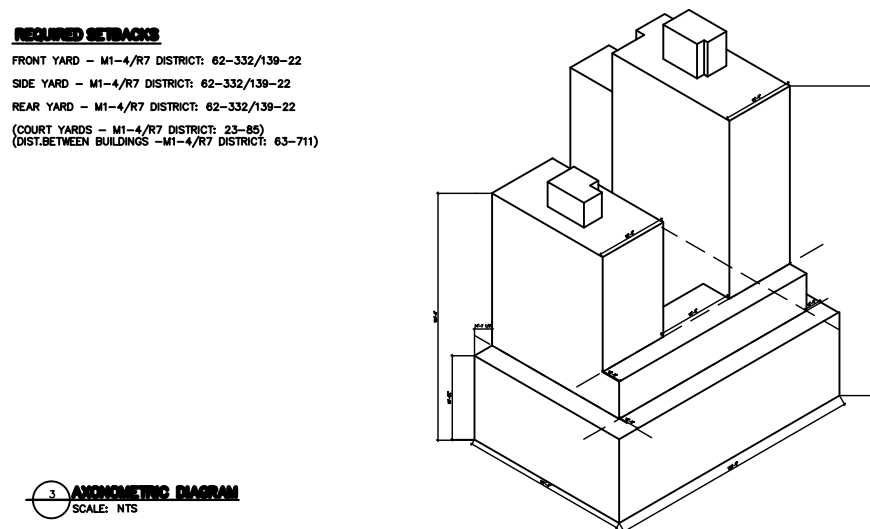
REQUIRED SETBACKS

FRONT YARD - M1-4/R7 DISTRICT: 62-332/139-22

SIDE YARD - M1-4/R7 DISTRICT: 62-332/139-22

REAR YARD - M1-4/R7 DISTRICT: 62-332/139-22

(COURT YARDS - M1-4/R7 DISTRICT: 23-85)
(DIST.BETWEEN BUILDINGS -M1-4/R7 DISTRICT: 63-711)



NOTES ON COURTS:

-INNER COURTS SHALL NOT HAVE A DIMENSION LESSER THAN 30 FEET, AND THEIR AREA SHALL NOT BE LESS THAN 1,200 SF. (ZR23-851) -AN INNER COURT RECESS IS PERMITTED, ITS WIDTH SHOULD NOT BE MORE THAN THE WIDTH OF ITS OPENING ONTO THE COURT. (ZR23-852)
-THE MINIMUM DISTANCE FROM A WALL TO A WINDOW IN A COURT SHOULD BE 30 FEET, BUT FOR SHALLOW LOTS THE DISTANCE CAN BE REDUCED BY 6 INCH FOR EACH FOOT THE LOT DEPTH IS LESS THAN 90 FEET.
(ZR23-861/23-52)

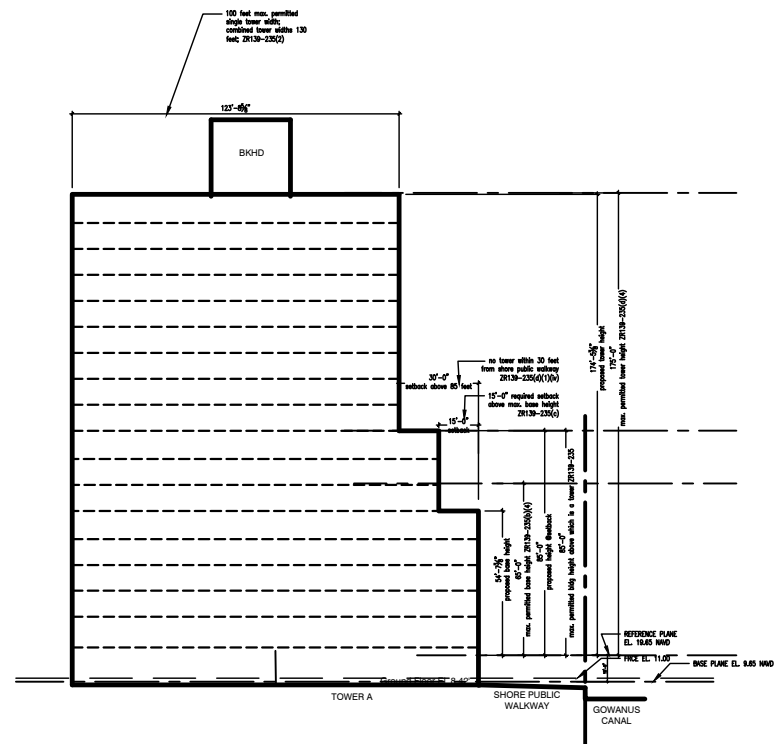
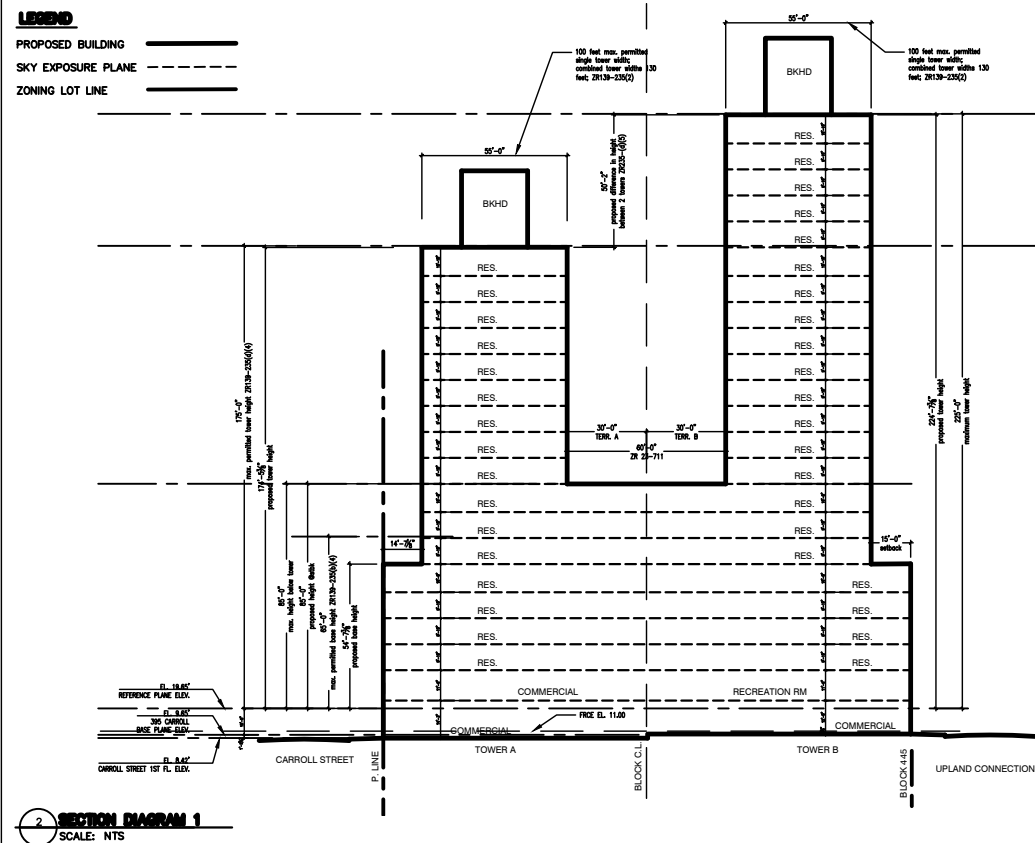
DISTANCE BETWEEN BUILDINGS ON ZONING LOT:

- DISTANCE BETWEEN SEPARATE BUILDING OR BUILDING SEGMENT ON THE SAME ZONING LOT SHALL BE 60 FEET. (ZR23-71)

NOTE:
Reference Plane of 325 Bond Street
= El. 20.31' NAVD.

GOWANUS CANAL


NOTE:
Reference Plane of 395 Carroll Street
= El. 19.65' NAVD.



ZD1 Zoning Diagram

Must be typewritten.



Orient and affix BIS
job number label here 

Submitted to resolve objections stated in a notice of intent to revoke issued pursuant to rule 101-15.

☐ Yes☐ No

Location Information

House No(s)

Street Name

Borough

Block

Lot

BIN

Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department.

Name (p.)

Signatur

Date



P.E. / R.A. Seal (apply seal, then sign and date over seal)

Internal Use Only

BIS Doc #_

PLAN EXAMINER SIGN AND DATE



ZD1 Zoning Diagram

Must be typewritten.
Sheet 2 of 2

1	Applicant Information <i>Required for all applications.</i>
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Last Name Whitefield		First Name Hamish		Middle Initial	
Business Name Hamish Whitefield Architects P.C			Business Telephone 514-933-4137		
Business Address 1207 Broadway, Suite 1007			Business Fax		
City New York		State NY	Zip 10001		Mobile Telephone
E-Mail hamish@frwarchitects.com			License Number 043228		

2	Additional Zoning Characteristics <i>Required as applicable.</i>
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Dwelling Units 425	Parking area 11465 sq. ft.	Parking Spaces: Total 48	Enclosed YES
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3	BSA and/or CPC Approval for Subject Application <i>Required as applicable.</i>
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Board of Standards & Appeals (BSA)

<input type="checkbox"/> Variance	Cal. No. _____	Authorizing Zoning Section <u>72-21</u>
<input type="checkbox"/> Special Permit	Cal. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> General City Law Waiver	Cal. No. _____	General City Law Section _____
<input type="checkbox"/> Other	Cal. No. _____	

City Planning Commission (CPC)

<input type="checkbox"/> Special Permit	ULURP No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Authorization	App. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Certification	App. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Other	App. No. _____	

4	Proposed Floor Area <i>Required for all applications. One Use Group per line.</i>
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Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
01	33781.00	UG 6,2	6240.41		14882.00		0.23
02	29242.00	UG 6,2	1586.30		13806.00		0.16
03	27889.00	UG 2	24400.51				0.26
04	27889.00	UG 2	24572.17				0.26
05	27889.00	UG 2	24572.17				0.26
06	27889.00	UG 2	24572.17				0.26
07	21068.00	UG 2	18331.58				0.20
08	17447.00	UG 2	15036.60				0.16
09	17447.00	UG 2	15036.60				0.16
10	17447.00	UG 2	15224.77				0.16
11	13397.00	UG 2	11174.77				0.12
12	13397.00	UG 2	11174.77				0.12
13	13397.00	UG 2	11174.77				0.12

ZD1

Sheet 2 of 2

4	Proposed Floor Area <i>Required for all applications. One Use Group per line.</i>
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Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
14	13397.00	UG 2	11174.77				0.12
15	13397.00	UG 2	11174.77				0.12
16	13397.00	UG 2	11174.77				0.12
17	13397.00	UG 2	11174.77				0.12
18	13397.00	UG 2	11174.77				0.12
19	6723.00	UG 2	5137.74				0.05
20	6032.00	UG 2	5137.74				0.05
21	6032.00	UG 2	5137.74				0.05
22	6032.00	UG 2	5137.74				0.05
23	6032.00	UG 2	5137.74				0.05
BLKHD	766						
Totals	386791.00		284660.14	0.00	28688.00	0.00	3.32

Total Zoning Floor Area	313,348.14
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ZD1 Zoning Diagram

Must be typewritten.
Sheet _____ of _____

1	Applicant Information <i>Required for all applications.</i>
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Last Name Whitefield		First Name Hamish		Middle Initial	
Business Name Hamish Whitefield Architects P.C			Business Telephone 514-933-4137		
Business Address 1207 Broadway, Suite 1007			Business Fax		
City New York		State NY	Zip 10001		Mobile Telephone
E-Mail hamish@frwarchitects.com			License Number 043228		

2	Additional Zoning Characteristics <i>Required as applicable.</i>
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Dwelling Units 604	Parking area 197070 sq. ft.	Parking Spaces: Total 92	Enclosed YES
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3	BSA and/or CPC Approval for Subject Application <i>Required as applicable.</i>
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Board of Standards & Appeals (BSA)

<input type="checkbox"/> Variance	Cal. No. _____	Authorizing Zoning Section <u>72-21</u>
<input type="checkbox"/> Special Permit	Cal. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> General City Law Waiver	Cal. No. _____	General City Law Section _____
<input type="checkbox"/> Other	Cal. No. _____	

City Planning Commission (CPC)

<input type="checkbox"/> Special Permit	ULURP No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Authorization	App. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Certification	App. No. _____	Authorizing Zoning Section _____
<input type="checkbox"/> Other	App. No. _____	

4	Proposed Floor Area <i>Required for all applications. One Use Group per line.</i>
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Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
01	60921.00	UG 6,2	8883.21		27930.00		0.39
02	53428.00	UG 6,2	12789.31		23699.00		0.39
03	51218.00	UG 2	45307.32				0.48
04	51218.00	UG 2	45307.32				0.48
05	51218.00	UG 2	45307.32				0.48
06	51218.00	UG 2	45494.52				0.49
07	39752.00	UG 2	35104.89				0.37
08	30097.00	UG 2	26207.84				0.28
09	21017.00	UG 2	15891.98				0.17
10	17447.00	UG 2	15224.77				0.16
11	13397.00	UG 2	11174.77				0.12
12	13397.00	UG 2	11174.77				0.12
13	13397.00	UG 2	11174.77				0.12

ZD1

Sheet _____ of _____

4	Proposed Floor Area <i>Required for all applications. One Use Group per line.</i>
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Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
14	13397.00	UG 2	11174.77				0.12
15	13397.00	UG 2	11174.77				0.12
16	13397.00	UG 2	11174.77				0.12
17	13397.00	UG 2	11174.77				0.12
18	13397.00	UG 2	11174.77				0.12
19	6723.00	UG 2	5137.74				0.05
20	6032.00	UG 2	5137.74				0.05
21	6032.00	UG 2	5137.74				0.05
22	6032.00	UG 2	5137.74				0.05
23	6032.00	UG 2	5137.74				0.05
BLKHD	1205.85						
Totals	566,766.85		410,948.66	0.00	51629.00	0.00	4.95

Total Zoning Floor Area	462,577.66
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