



Legislation Text

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File #: Res 1674-2008, Version: \*

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THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1674

Resolution approving the decision of the City Planning Commission on Application No. N 080297 ZRM, for an amendment of the Zoning Resolution of the City of New York, concerning Section 111-104 (Special provisions for Areas A1, A2, A3, A4, and B2) relating to the Special Tribeca Mixed Use District in Community District 1, Borough of Manhattan (L.U. No. 905).

By Council Members Katz and Avella

WHEREAS, the City Planning Commission filed with the Council on September 29, 2008 its decision dated September 24, 2008 (the "Decision"), pursuant to Section 201 of the New York City Charter, on an application submitted by the Office of the Borough President and Community Board No. 1, Manhattan, for an amendment of the Zoning Resolution of the City of New York concerning Section 111-104 (Special provisions for Areas A1, A2, A3, A4, and B2) relating to the Special Tribeca Mixed Use District (Application No. N 080297 ZRM), Community District 1, Borough of Manhattan (the "Application");

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 197-d(b)(1) of the City Charter;

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on October 16, 2008;

WHEREAS, the Council has considered the land use implications and other policy issues relating to the Decision and Application; and

WHEREAS, the Council has considered the relevant environmental issues and the Negative Declaration, issued on May 19, 2008 (CEQR No. 08DCP047M);

RESOLVED:

The Council finds that the action described herein will have no significant effect on the environment.

Pursuant to Sections 197-d and 200 of the City Charter and on the basis of the Decision and Application the Council approves the Decision.

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, is further amended as follows:

Matter in underline is new, to be added;

Matter in ~~strikeout~~ is old, to be deleted;

\* \* \* indicates where unchanged text appears in the Zoning Resolution

**ARTICLE IX: SPECIAL PURPOSE DISTRICTS**

d) Area A4

Except as set forth herein, the bulk regulations of the underlying district shall apply.

(1) In C6-2A and C6-3A Districts, the height and setback# regulations as set forth in Table A of Section 35-24, shall be modified, as follows: in C6-3A Districts to permit a maximum building height of 160 feet within 100 feet of a #wide street#.

District	Minimum Base Height (in ft.)	Maximum Base Height (in ft.)	Maximum Building Height (in ft.)
C6-2A	60	70	110
C6-3A	60	70	140

In a C6-3A District, a penthouse portion of a #building#, not exceeding ten feet in height, may be constructed above the maximum building height, provided that such penthouse portion is set back at least 25 feet from any #narrow street#.

However, the provisions of this paragraph, (d) (1), shall not apply to any #building# located in Historic Districts designated by the Landmarks Preservation Commission.

\* \* \*

Adopted.

Office of the City Clerk, }  
The City of New York, } ss.:

I hereby certify that the foregoing is a true copy of a Resolution passed by The Council of The City of New York on October 23, 2008, on file in this office.

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City Clerk, Clerk of The Council