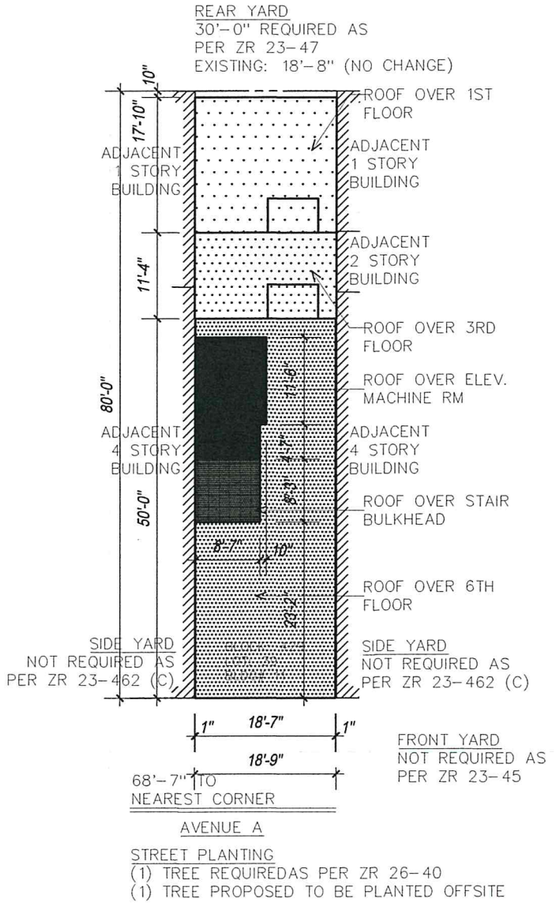
SITE PLAN DIAGRAM

SCALE: 1:20

NORTH

PERMITTED LOT COVERAGE: 70%
AS PER ZR: 23-154
LOT AREA 1,500 SQFT
ACTURAL LOT COVERAGE: 74%
AS PER ZR: 23-154



STREET PLANTING
(1) TREE REQUIREDAS PER ZR 26-40
(1) TREE PROPOSED TO BE PLANTED OFFSITE

LEGEND

R-8A(C2-5)

PROPOSED BUILDING

ZONING LOT LINE

PERMITED OBSTRUCTION

MAXIMUM BUILDING ENVOLOPE

MAXIMUM DORMER ENVOLOPE

EXISTING TREE

PROPOSED TREE

AXONOMETRIC DIAGRAM

SCALE: 1:20

REQUIRED SETBACKS

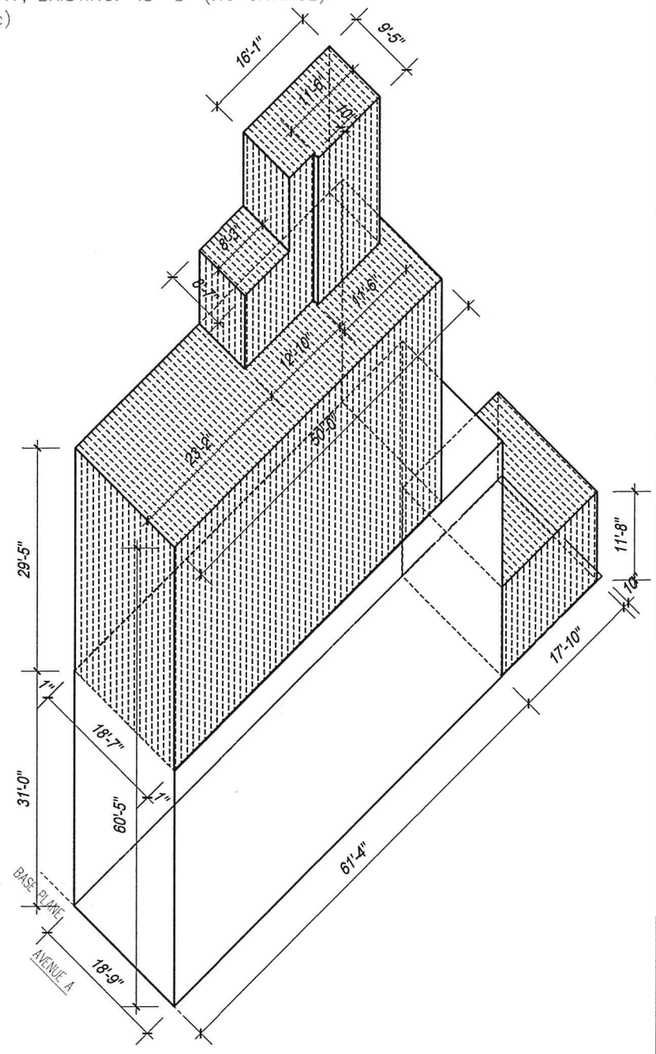
FRONT: NOT REQUIRED AS PER ZR 23-45
REAR: 30'-0" REQUIRED AS PER ZR 23-47, EXISTING: 18'-8" (NO CHANGE)
SIDE: NOT REUIRED AS PER ZR 23-462(c)

60'-5" STREET WALL

AS PER ZR 23-661

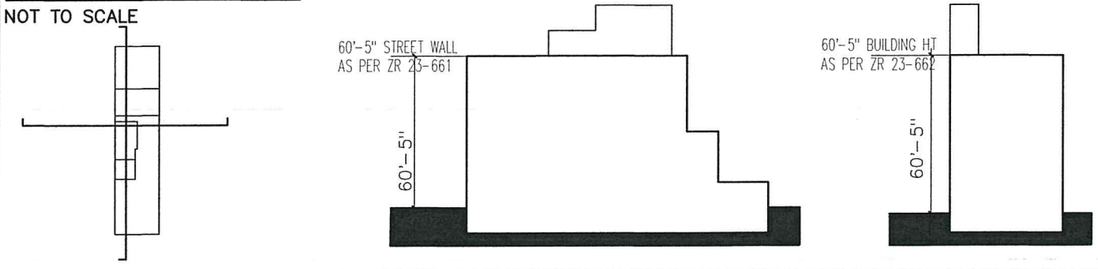
60'-5" BUILDING HEIGHT

AS PER ZR 23-662



SECTIONAL DIAGRAM

NOT TO SCALE



NYC Buildings

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) 11
Street Name AVENUE A
Borough NEW YORK
Block 429
Lot 39
BIN 1005750

Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give
for a city employee to accept, any benefit, monetary or otherwise, ei
properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or
I am found after hearing to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed
report or certification of
tion 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(please print) CHRISTOPHER T. MENZIES ARCHITECT 10.25.17

Signature Date

CHRISTOPHER T. MENZIES ARCHITECT No. 034045 STATE OF NEW YORK

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

Internal Use Only

BIS Doc #

PLAN EXAMINER SIGN AND DATE

ISSUANCE 07/09