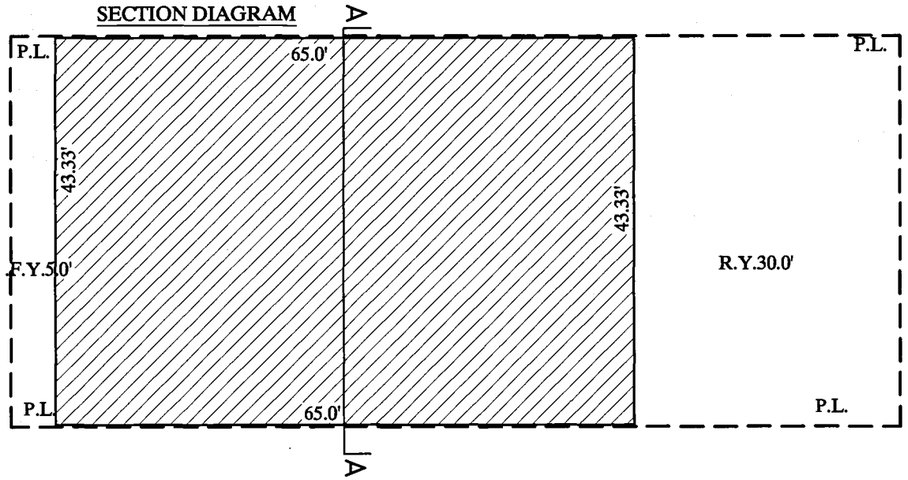
SECTION DIAGRAM



LEGEND

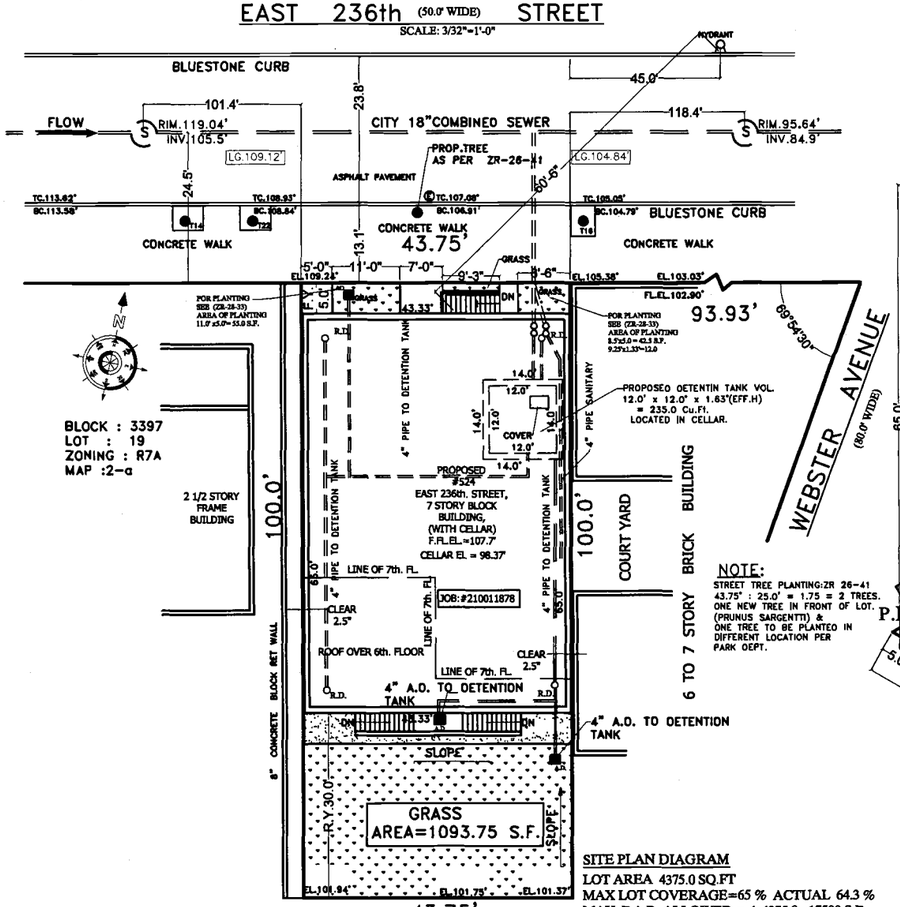
RESIDENTIAL DISTRICT R7A, MAP.#2A

PROPOSED BUILDING

ZONING LOTLINE

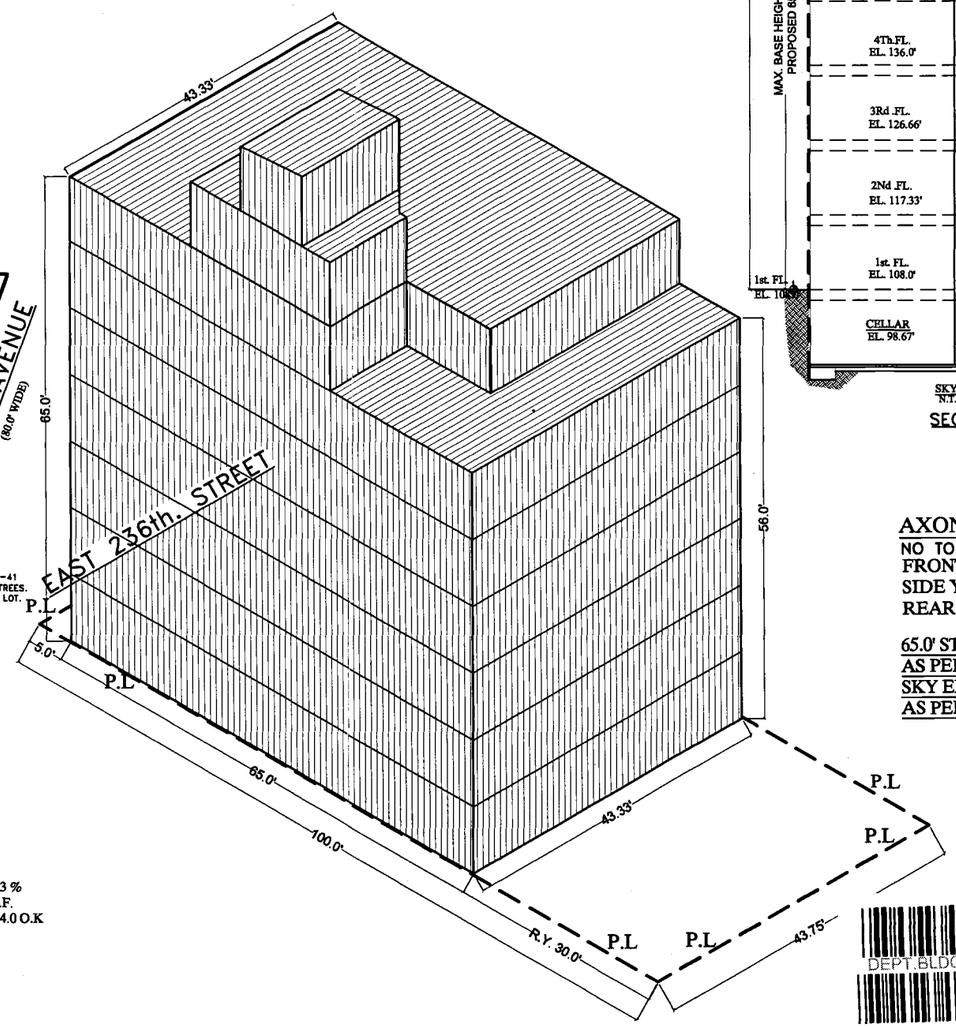
EAST 236th (50.0' WIDE) STREET

SCALE: 3/32"=1'-0"



NOTE:
STREET TREE PLANTING:ZR 26-41
43.75' : 25.0' = 1.75 = 2 TREES.
ONE NEW TREE IN FRONT OF LOT. (PRUNUS SARGENTTI) &
ONE TREE TO BE PLANTED IN DIFFERENT LOCATION PER PARK DEPT.

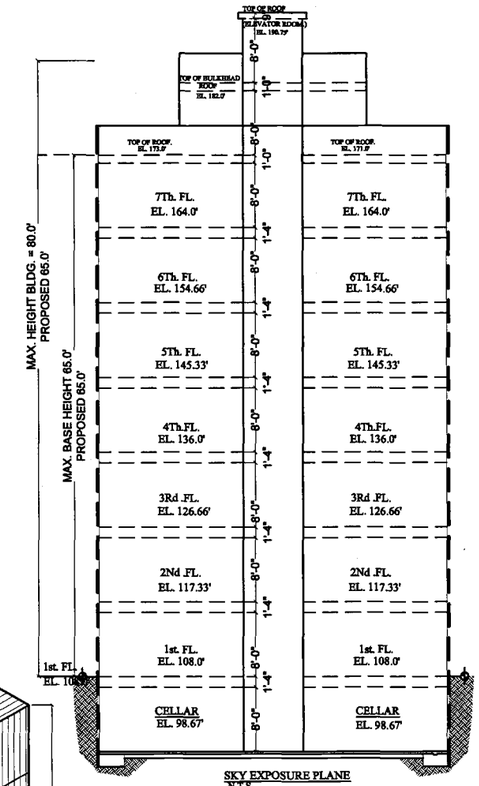
SITE PLAN DIAGRAM
LOT AREA 4375.0 SQ.FT
MAX LOT COVERAGE=65 % ACTUAL 64.3 %
MAX. F.A.R. ALLOWED = 4x4375.0=17500 S.F.
PROPOSED F.A.R. 17466.97 / 4375.0 = 3.99 < 4.0 O.K
AS PER ZR. 23-145



AXONOMETRIC DIAGRAM
NO TO SCHALE
FRONT YARD: AS PER ZR 23-633a
SIDE YARD: AS PER ZR 23-462
REAR YARD: AS PER ZR 23-47

65.0' STREET WALL
AS PER ZR 23-633
SKY EXPOSURE PLANE
AS PER ZR 23-633

SKY EXPOSURE PLANE
AS PER ZR 23-633
65.0' STREET WALL, 85.0' BLDG. HEIGHT
AS PER ZR 23-633



SKY EXPOSURE PLANE
N.T.S.

SECTION A-A

NYC Buildings

ZD1 Zoning Diagram
Must be typewritten

Orient and affix BIS job number label here

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

☐Yes ☐No

Location Information

House No(s) # 524
Street Name EAST 236th. STREET
Borough BRONX
Block 3397
Lot 19
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 (please print) BAKHTIAR SHAMLOO

Signature Date

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

Internal Use Only

IS Doc #

DEPT.BLDGS 210011878 Job Number

SC222531389 Scan Code

AKINFEMIWA

PLAN EXAMINER SIGN AND DATE

07/09

NYC Buildings

ZD1 Zoning Diagram

Must be typewritten.

Sheet _____ of _____

1 Applicant Information *Required for **all** applications.*

Last Name SHAMLOO First Name BAKHTIAR Middle Initial

Business Name TABRIZ GROUP DESIGN Business Telephone 1718-263-4567

Business Address 117st. AVENUE Business Fax 1718-263-9272

City KEW GARDENS State NY Zip 11415 Mobile Telephone

E-Mail tabrizcorp@hotmail.com License Number 070154

2 Additional Zoning Characteristics *Required as applicable.*

Dwelling Units Parking area sq. ft. Parking Spaces: Total Enclosed

3 BSA and/or CPC Approval for Subject Application *Required as applicable.*

Board of Standards & Appeals (BSA)

- ☐ Variance Cal. No._____ Authorizing Zoning Section 72-21
- ☐ Special Permit Cal. No._____ Authorizing Zoning Section_____
- ☐ General City Law Waiver Cal. No._____ General City Law Section_____
- ☐ Other Cal. No._____

City Planning Commission (CPC)

- ☐ Special Permit ULURP No. _____ Authorizing Zoning Section _____
- ☐ Authorization App. No. _____ Authorizing Zoning Section _____
- ☐ Certification App. No. _____ Authorizing Zoning Section _____
- ☐ Other App. No. _____

4 Proposed Floor Area *Required for **all** applications. One Use Group per line.*

Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
CELLAR	2816.45	2B	0				
1st.FLOOR	2816.45	2A	2414.75				0.55
2nd.FLOOR	2816.45	2A	2673.75				0.61
3rd. FLOOR	2816.45	2A	2673.75				0.61
4th.FLOOR	2816.45	2A	2673.75				0.61
5th.FLOOR	2816.45	2A	2673.75				0.61
6th.FLOOR	2816.45	2A	2673.75				0.61
7th.FLOOR	1621.2	2A	1500.55				0.34

ZD1

Sheet _____ of _____

4 Proposed Floor Area *Required for **all** applications. One Use Group per line.*

Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
Totals	21336.35		17284.0				3.95

Total Zoning Floor Area	17284.0

07/09