1946 East 7th Street, Brooklyn

1/7/2025

Land Use, Conformance and Compliance Table

Zoning Map Amendment

Existing Conditions								Proposed Conditions				
Block	Lot	Zoning District	Existing Land Use	Conformance	Permitted FAR****	Built FAR	Compliance	Zoning District	Proposed Land Use	Conformance	Permitted FAR***	Compliance
Applicant's Properties												
6682	41	R5 (OP)	Residential	Yes	1.5, 2.0^	2.25	No	R6A (OP)	Residential	Yes	3.9	Yes
6682	43	R5 (OP)	Community Facility	Yes	1.5, 2.0^	3.23	No	R6A (OP)	Community Facility	Yes	3.9	Yes
Other Properties												
6682	39 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	0.82	Yes	R6A (OP)	Residential	Yes	3.9	Yes
6682	45	R5 (OP)	Community Facility	Yes	1.5^	2.99	No	R7A (OP)	Community Facility	Yes	4.0	Yes
6682	60 (p/o)	R5 (OP)	Community Facility	Yes	1.5^	1.3	Yes	R7A (OP)	Community Facility	Yes	4.0	Yes
6682	62 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	0.82	Yes	R7A (OP)	Residential	Yes	5.01	Yes
6682	64 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	0.45	Yes	R6A (OP)	Residential	Yes	3.9	Yes
6682	66 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	1.02	Yes	R6A (OP)	Residential	Yes	3.9	Yes
6682	68 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	0.52	Yes	R6A (OP)	Residential	Yes	3.9	Yes
6683	49 (p/o)	R5 (OP)	Residential	Yes	1.5, 2.0^	0.96	Yes	R7A (OP)	Residential	Yes	5.01	Yes
6683	51	R5 (OP)	Residential	Yes	1.5, 2.0^	0.93	Yes	R7A (OP)	Residential	Yes	5.01	Yes
6683	52	R5 (OP)	Residential	Yes	1.5, 2.0^	3.11	No	R7A (OP)	Residential	Yes	5.01	Yes
6683	57	R5 (OP)	Residential	Yes	1.5, 2.0^	2.41	No	R6A (OP)	Residential	Yes	3.9	Yes
6683	61	R5 (OP)	Residential	Yes	1.5, 2.0^	1.29	Yes	R6A (OP)	Residential	Yes	3.9	Yes
Total # of Lots*	**14**		**% of Conformance****	**100%**		**% Compliant**	**64%**		**% of Conformance****	**100%**	**% Compliant**	**100%**

**All Properties including development sites*

***Calculate vacant lots as in conformance and compliance*

****When providing affordable housing pursuant to the Mandatory Inclusionary Housing Program or Universal Affordability Program*

^Per 113-521, the maximum permitted floor area ratio shall be 1.5, except for qualifying residential sites, for which it is 2.0