Fulton Street Daycare Senior Housing Rezoning
3285 Fulton Street
Block 4129, Lot 1
Borough of Brooklyn

Land Use, Conformance and Compliance Table

Existing Conditions								Proposed Conditions				
Block	Lot	Zoning District	Existing Land Use	Conformance	Permitted FAR	Built FAR	FAR Compliance	Zoning District	Proposed Land Use	Conformance	Permitted FAR	Compliance
Applicant's Property												
Development Site: Block 4129, Lot 1												
4129	1	R5/C2-3	Vacant (Formerly UG 7 Funeral Home)	yes	1.25	2.31	no	R7A/C2-4	Residential AIRS and Community Facility	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
Other Properties												
4129	5	R5/C2-3	Residential	yes	1.25	0.74	yes	R7A/C2-4	Residential	yes	1.25	yes
4129	p/o 6	R5/C2-3	Residential	yes	1.25	1.33	no	R5	Residential	yes	1.25	no
4129	p/o 7	R5/C2-3	Residential	yes	1.25	1.37	no	R5	Residential	yes	1.25	no
4129	p/o 56	R5/C2-3	Residential	yes	1.25	0.90	yes	R5	Residential	yes	1.25	yes
4129	60	R5/C2-3	Residential/Commercial	yes	1.25/1.0	2.48	no	R7A/C2-4	Residential/Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	61	R5/C2-3	Residential / Commercial	yes	1.25/1.0	1.88	no	R7A/C2-4	Residential / Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	62	R5/C2-3	Residential/Commercial	yes	1.25/1.0	2.20	no	R7A/C2-4	Residential/Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	63	R5/C2-3	Residential/Commercial	yes	1.25/1.0	2.19	no	R7A/C2-4	Residential/Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	64	R5/C2-3	Residential/Community Facility	yes	1.25/1.27	2.24	no	R7A/C2-4	Residential/Community Facility	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	65	R5/C2-3	Residential/Community Facility	yes	1.25/1.27	2.08	no	R7A/C2-4	Residential/Community Facility	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	66	R5/C2-3	Residential/Commercial	yes	1.25/1.0	2.06	no	R7A/C2-4	Residential/Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	67	R5/C2-3	Residential/Commercial	yes	1.25/1.0	1.96	no	R7A/C2-4	Residential/Commercial	yes	4.6*** 5.01**** 2.0 (Comm.) 4.0 (C.F.)	yes
4129	p/o 157	R5/C2-3	Residential	yes	1.25	1.44	no	R5	Residential	yes	1.25	no
4129	158	R5/C2-3	Residential	yes	1.25	1.64	no	R5	Residential	yes	1.25	no
Total # of Lots*	**15**		**% of Conformance****	**100%**		**% Compliant**	**13%**		**% of Conformance****	**100%**	**% Compliant**	**73%**

* All Properties including development sites
** Calculate vacant lots as in conformance and compliance

*** Under Mandatory Inclusionary Housing Program
**** AIRS FAR