Fordham Landing South Rezoning,
Zoning map amendment to establish a C2-4 District

Land Use, Conformance, and Compliance Table

31 July 2025

		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 #1: Block 3231													
3231	264-265	R7-2, M2-1	vacant	yes	R7-2: 3.44/5.01 (R) R7-2: 6.5 (CF)	0 0 0	yes yes		R7-2/C2-4	Residential/commercial	yes	R7-2: 3.44/5.01 (R) R7-2: 6.5 (CF) C2-4: 2.0 (C)	yes yes yes
Other Properties													
3231	1 (part)	R7-2	transportation	no	R7-2: 3.44/5.01 (R) R7-2: 6.5 (CF)	0	yes		R7-2/C2-4	No change	no	R7-2: 3.44/5.01 R7-2: 6.5 (CF) C2-4: 2.0 (C)	yes
West Fordham Road	N/A	R7-2	public street	no	R7-2: 3.44/5.01 (R) R7-2: 6.5 (CF)	0	yes		R7-2/C2-4	No change	no	R7-2: 3.44/5.01 (R) R7-2: 6.5 (CF) C2-4: 2.0 (C)	yes
Total # of Lots/Properties	**4**		**% Conformance**	**50%**		**% Compliant**	**100%**			**% Conformance**	**50%**	**% Compliant**	**100%**