Ninth Street Rezoning, ULURP No.2020K0358
Requested Action: Rezone from M2-1 to M1-4/R7A

Land Use, Conformance and Compliance Table

Cycle Architecture + Planning
03/16/2021

		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 1002													
1002	48, 49, 50	M2-1	Vacant/ Parking	Yes	2.00	0.00	Yes		M1-4/R7A	Mixed Use	Yes	2.0/4.6	Yes
Development Site includes Lot 16, Block 1002													
Other Properties													
1002	56	M2-1	Residential	No	2.00	0.58	Yes		M1-4/R7A (part)	No change	Yes	2.0/4.6	Yes
1002	55	M2-1	Residential	No	2.00	1.12	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	54	M2-1	Residential	No	2.00	1.94	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	53	M2-1	Residential	No	2.00	2.20	No		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	52	M2-1	Garage/Residential	No	2.00	0.84	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	47	M2-1	Residential	No	2.00	1.63	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	46	M2-1	Residential	No	2.00	1.35	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	45	M2-1	Residential	No	2.00	0.40	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	43	M2-1	Warehouse/ Garage	Yes	2.00	1.00	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	42	M2-1	Residential	No	2.00	2.21	No		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	41	M2-1	Residential	No	2.00	0.79	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	40	M2-1	Residential	No	2.00	0.66	Yes		M1-4/R7A	No change	Yes	2.0/4.6	Yes
1002	39	M2-1	Residential	No	2.00	0.98	Yes		M1-4/R7A (part)	No change	Yes	2.0/4.6	Yes
Total # of Lots	**16**		**% of Conformance**	**14%**		**% Compliant**	**86%**			**% of Conformance**	**100%**	**% Compliant**	**100%**