ONLINE ZONING TOOLS

ZOLA – DEPARTMENT OF CITY PLANNING

CB8 M ZONING AND DEVELOPMENT COMMITTEE
24 JANUARY 2023

Manhattan Community District 8

See MN 8's profile online at communityprofiles.planning.nyc.gov

Neighborhoods[1]: Carnegie Hill, Lenox Hill, Roosevelt Island, Upper East Side, Yorkville

POPULATION & DENSITY

2000[2]	2010[3]	2000-2010
217,063	219,920	+1%

2013-2017 Estimate[4]	222,517
Square Miles	2
Population Density	109,960/sq mi

COMMUNITY BOARD PERSPECTIVES

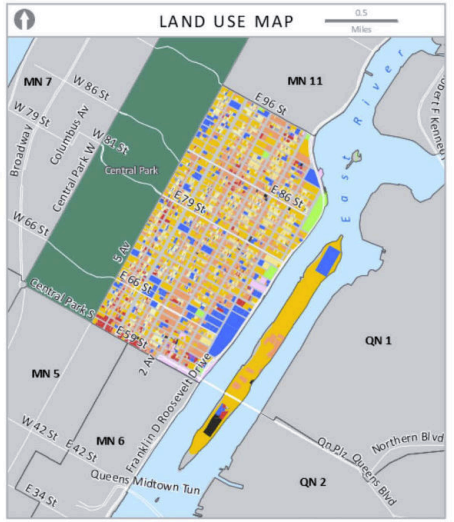
Top 3 pressing issues identified by Manhattan Community Board 8 in 2019:

1. Affordable housing
2. Parks
3. Schools

To learn more, please read Manhattan CD 8's Statement of Community District Needs and Community Board Budget Requests for Fiscal Year 2021.

Website: www.cb8m.com
Email: info@cb8m.com

Land Use Category	# Lots	% Lot Area
1 & 2 Family Bldgs	1,046	6%
Multifamily Walk-up	1,192	9%
Multifamily Elevator	957	37%
Mixed Use	1,597	23%
Commercial	260	4%
Industrial	12	0%
Transportation/Utility	41	3%
Public/Institutional	299	13%
Open Space	8	3%
Parking	28	1%
Vacant	58	1%
Other	11	0%



Map Source: PLUTO 19v2

A Snapshot of Key Community Indicators

COMMUNITY ASSETS[5]

Public Schools	25
Public Libraries	5
Hospitals and Clinics	38
Parks	23

Click to visit the NYC Facilities Explorer

RENT BURDEN[4, 6]

Manhattan CD 8	Manhattan	NYC
33% of households spend 35% or more of their income on rent	37%	45%

ACCESS TO PARKS[7]

Manhattan CD 8	Citywide Target
95% of residents live within walking distance of a park or open space	85%

MEAN COMMUTE TO WORK[4, 8]

Manhattan CD 8	Manhattan	NYC
31 minutes	32 minutes	41 minutes

LIMITED ENGLISH PROFICIENCY[4]

Manhattan CD 8	Manhattan	NYC
6% of residents 5 years or older have limited English proficiency	16%	23%

CRIME RATE[9]

Manhattan CD 8	Manhattan	NYC
8.8 major felonies were reported per 1,000 residents in 2017	15.7	11.8

EDUCATIONAL ATTAINMENT[4, 10]

Manhattan CD 8	Manhattan	NYC
81% of residents 25 years or older have earned a bachelor's degree or higher	61%	37%

UNEMPLOYMENT[4, 10]

Manhattan CD 8	Manhattan	NYC
2.1% of the civilian labor force was unemployed on average from 2013 to 2017	4.2%	4.9%

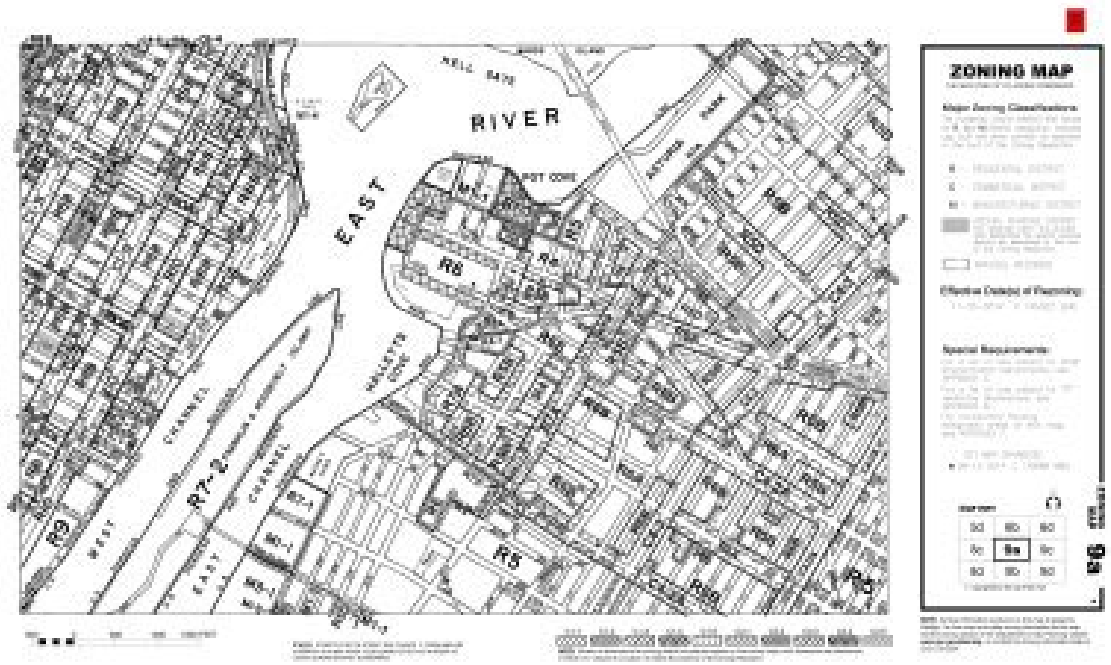
NYCgov POVERTY MEASURE[11]

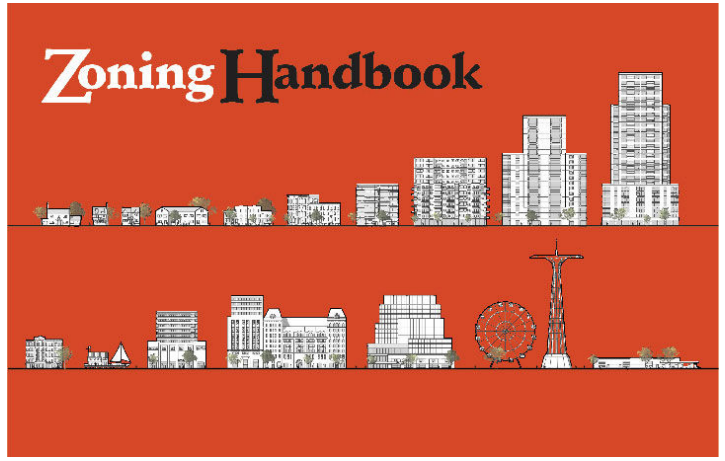
Manhattan CD 8	Manhattan	NYC
7% of residents have incomes below the NYCgov poverty threshold. See the federal poverty rate here.	14%	20%

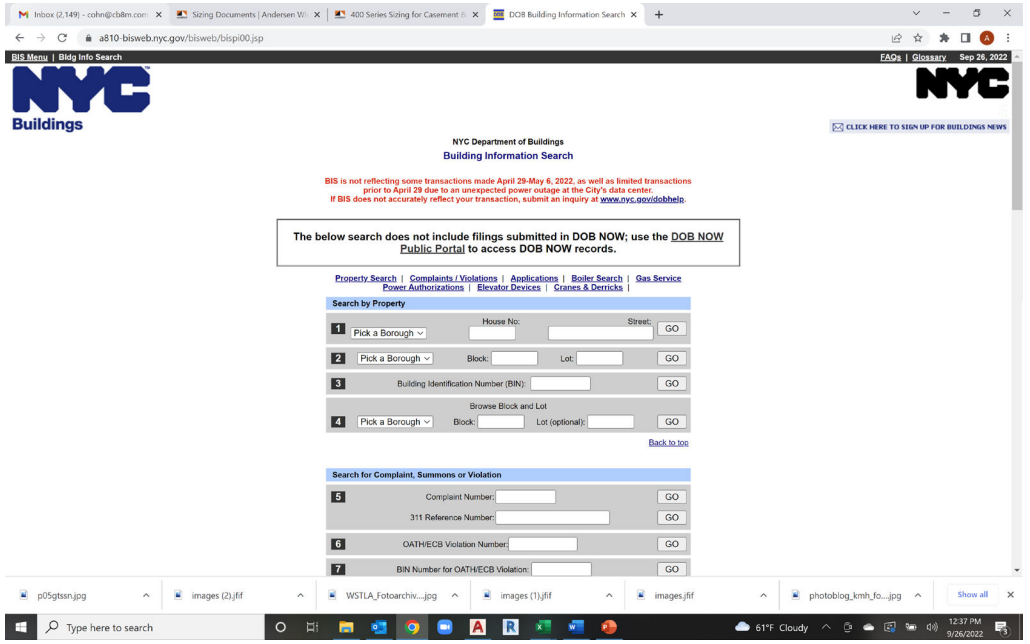
[1]Neighborhoods may be in multiple districts. Names and boundaries are not officially designated. [2]2000 US Census; [3]2010 US Census; [4]American Community Survey 2013-2017 5-Year Estimates, calculated for Public Use Microdata Areas (PUMAs). PUMAs are geographic approximations of community districts. [5]NYC Dept of City Planning Facilites Database (2019); [6] Differences of less than 3 percentage points are not statistically meaningful. [7]NYC Dept of Parks and Recreation (DPR) (2019). DPR considers walking distance to be 1/4 mile for parks less than 6 acres, and 1/2 mile for larger parks and pools. [8]Differences of less than 2 minutes are not statistically meaningful. [9]NYPD CompStat, Historic Complaint Data (2018); [10]Differences of less than 2 percentage points are not statistically meaningful. [11]2013-2017 NYCgov Poverty Measure by PUMA. This metric from the Mayor's Office for Economic Opportunity accounts for NYC's high cost of housing, as well as other costs of living and anti-poverty benefits.

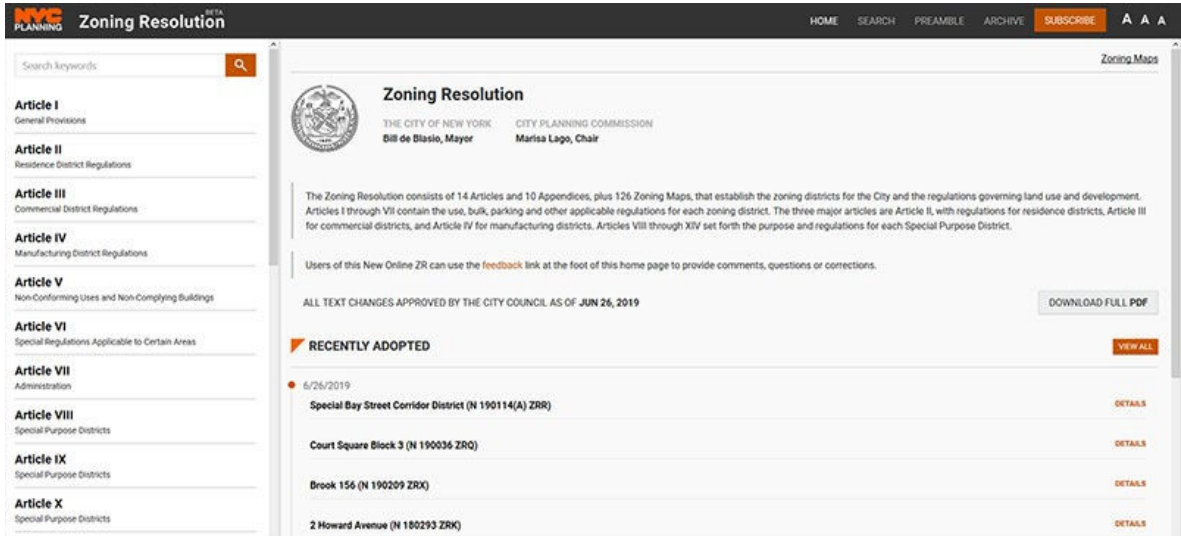
OLD SCHOOL SOLUTION

ZONING MAP +ZONING RESOLUTION + DEPARTMENT OF BUILDINGS WEBSITE + BLOCK AND LOT NUMBER









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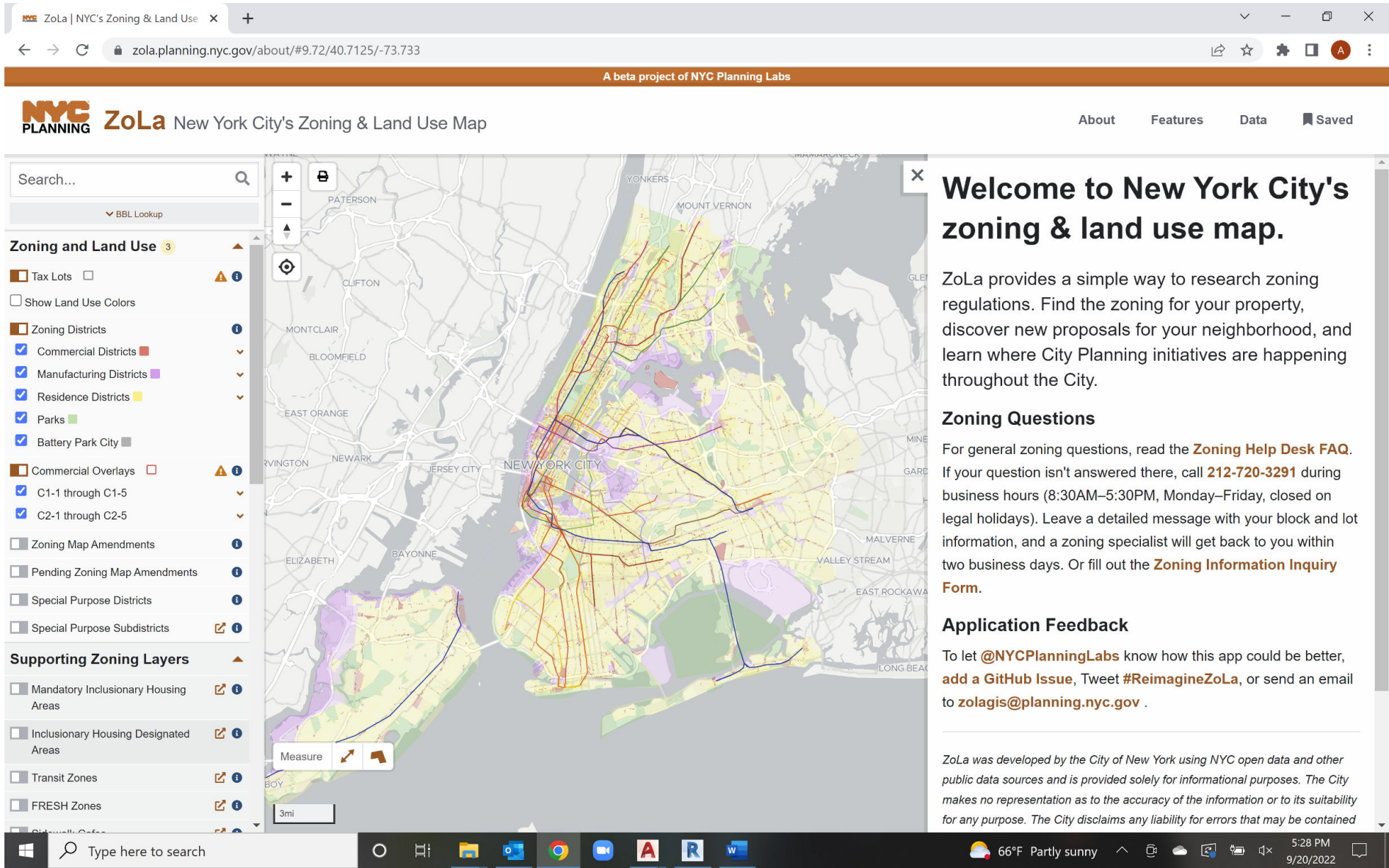
INTERACTIVE ZONING AND LAND USE MAP

zola.planning.nyc.gov

LEFT SIDE: INTERACTIVE MAP LAYERS
RIGHT SIDE: SPECIFIC BUILDING INFORMATION



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INTERACTIVE ZONING AND LAND USE MAP

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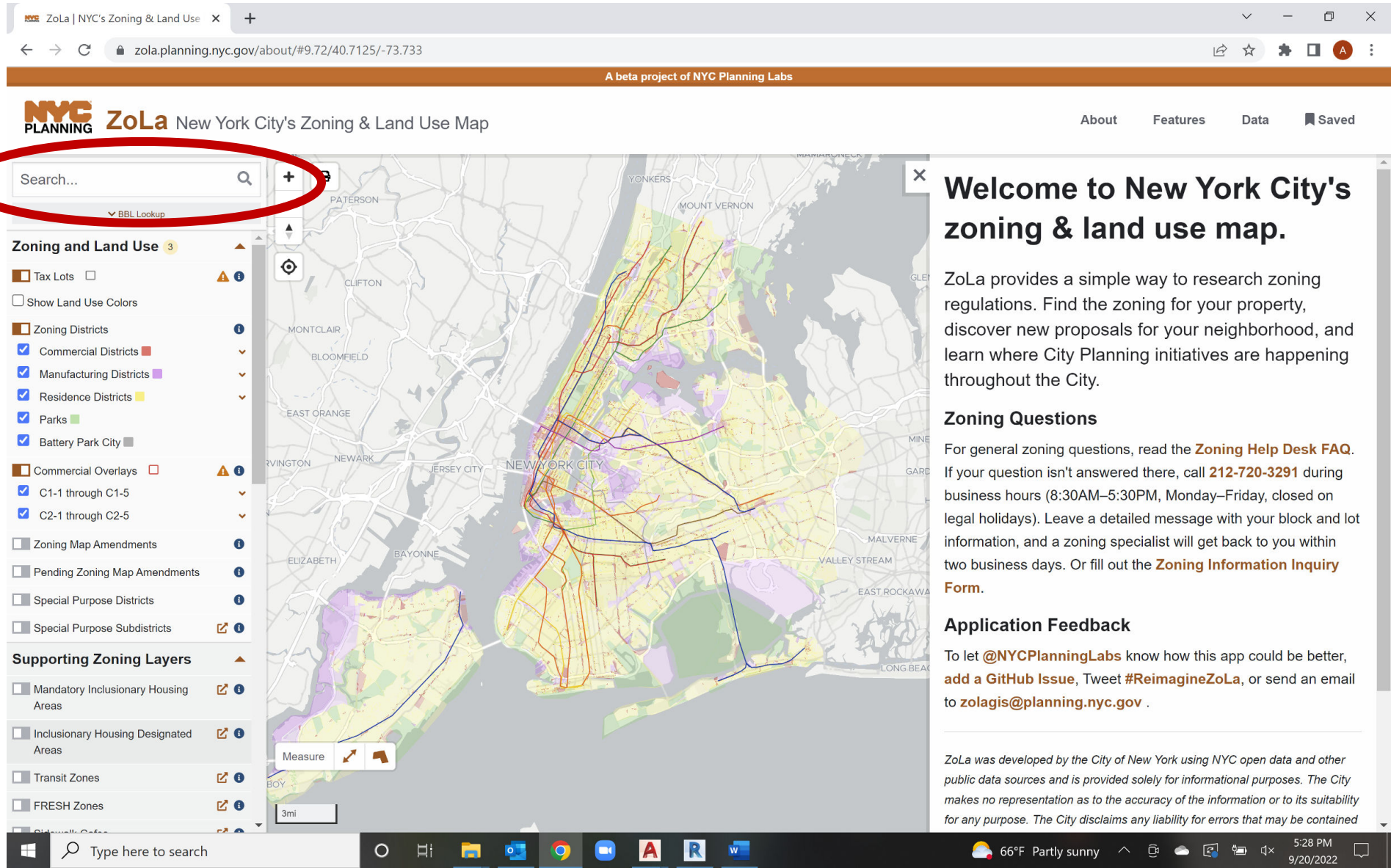
SEARCH

- **BY ADDRESS**
  START TYPING - SITE WILL SUGGEST CHOICES.



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INTERACTIVE ZONING AND LAND USE MAP

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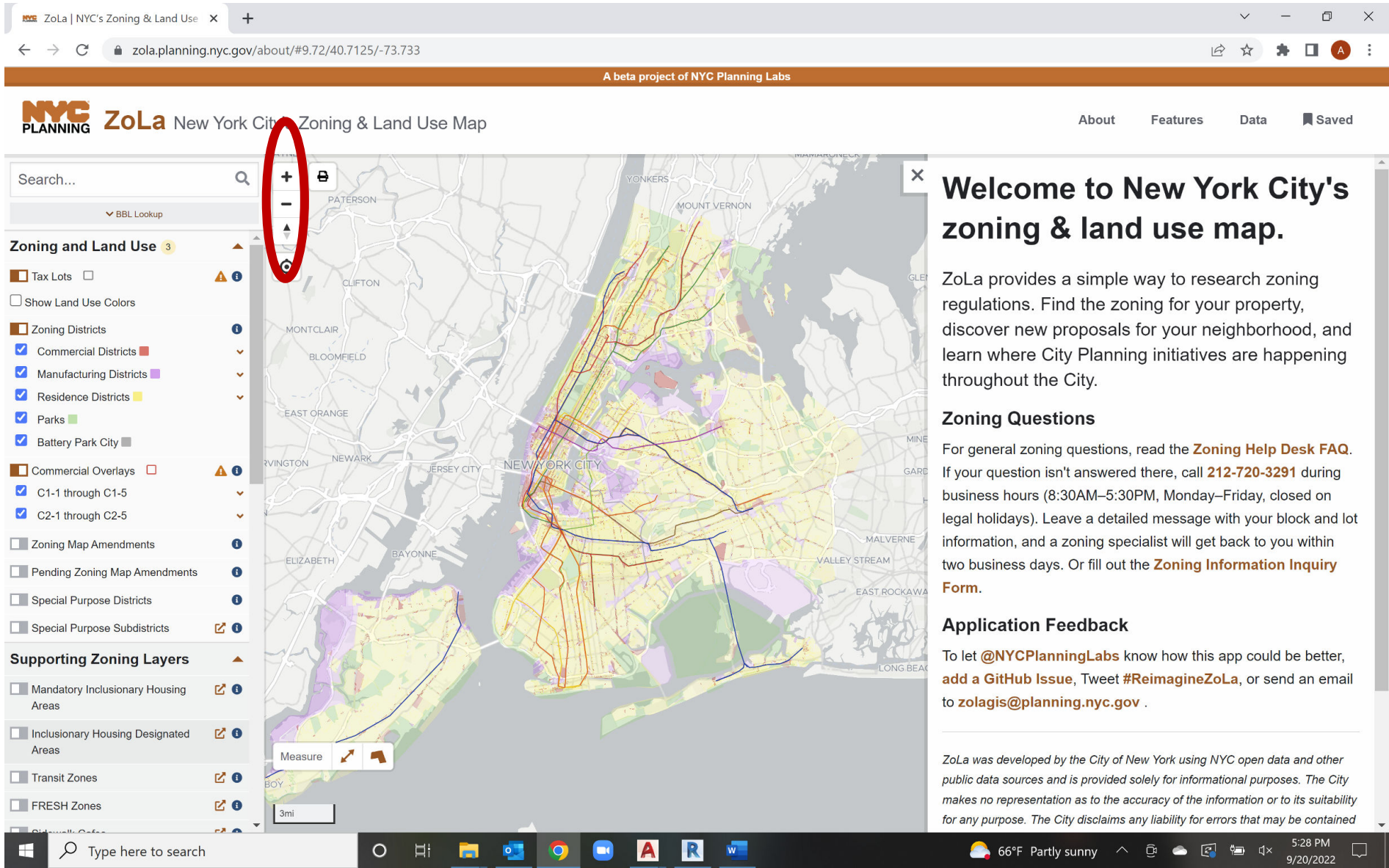
SEARCH

- **BY ADDRESS**
- **BY ZOOMING TO LOCATION**

  SCROLL WITH MOUSE WHEEL

OR USE + AND - .



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INTERACTIVE ZONING AND LAND USE MAP

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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

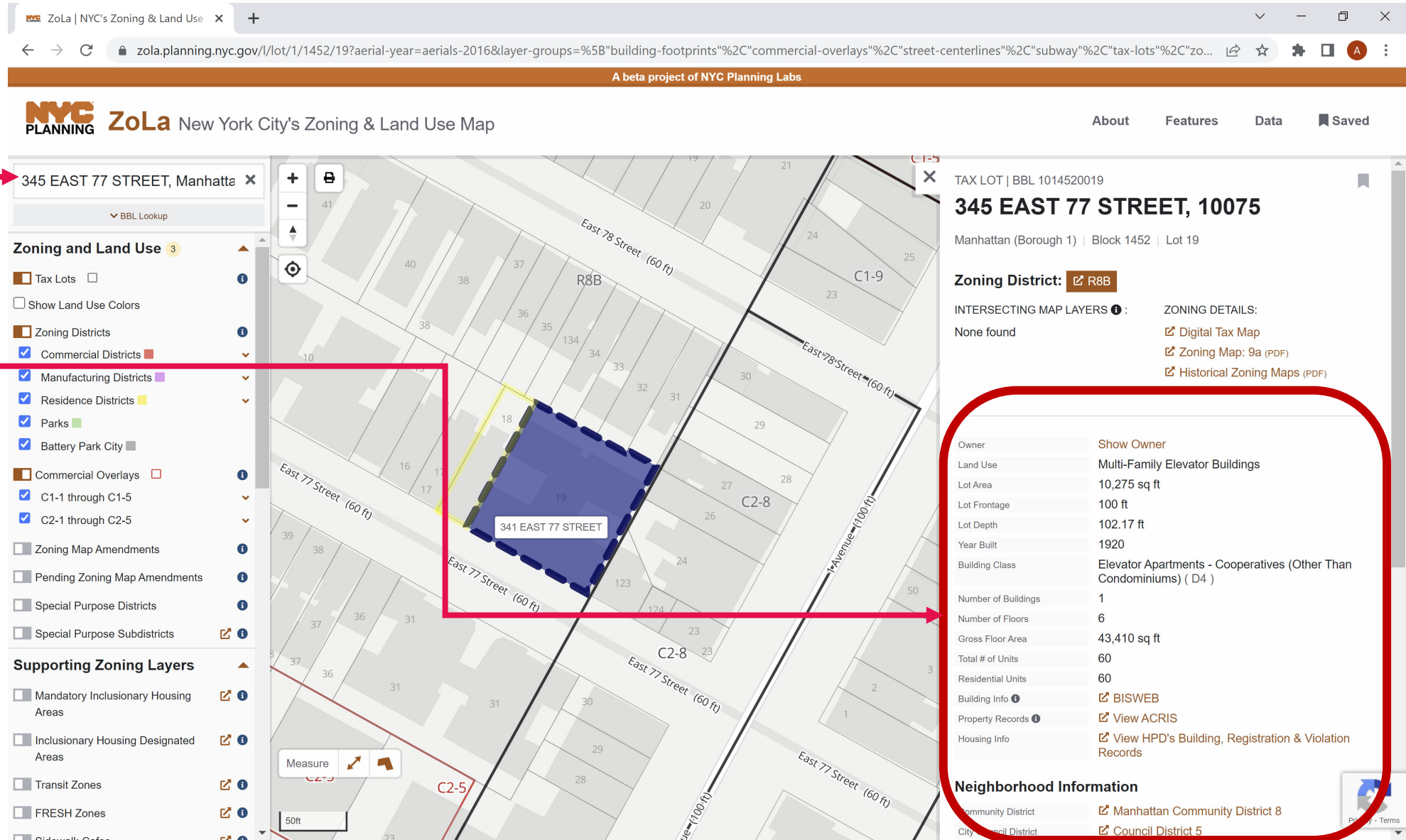
FIRST EXAMPLE (OLD BUILDING)

- BY ADDRESS

  345 E 77TH STREET MANHATTAN

INFORMATION AVAILABLE

1. ZONING DISTRICT
2. COMMUNITY DISTRICT
3. CITY COUNCIL DISTRICT
4. LOT SIZE AND DIMENSIONS
5. YEAR BUILT (OFTEN WRONG)
6. GROSS FLOOR AREA
7. BUILDING TYPE
8. NUMBER OF FLOORS AND UNITS
9. SCHOOL DISTRICT
10. POLICE PRECINCT
11. FIRE COMPANY
12. SANITATION DISTRICT AND SUBSECTION



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- BY ZOOMING TO LOCATION

FIRST EXAMPLE (OLD BUILDING)

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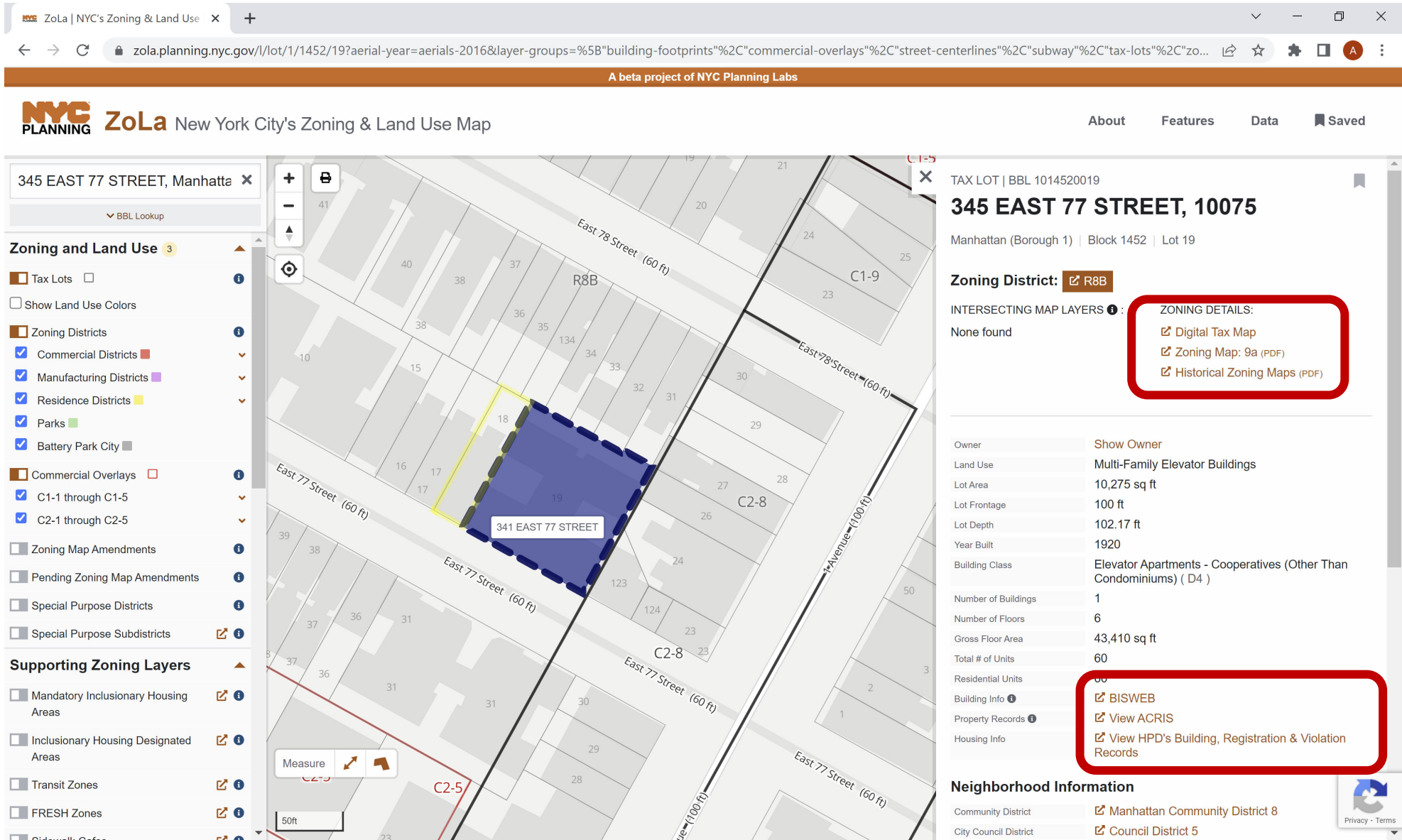
DIRECT LINKS IN NEW TABS

1. DIGITAL TAX MAP
2. ZONING MAP
3. BISWEB (DEPARTMENT OF BUILDINGS ON-LINE INFORMATION SYSTEM)
4. ACRIS (FINANCIAL INFORMATION FROM DEPARTMENT OF FINANCE)
5. HPD BIULDING REGISTRATION AND VIOLATION RECORDS



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INTERACTIVE ZONING AND LAND USE MAP

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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

FIRST EXAMPLE (OLD BUILDING)

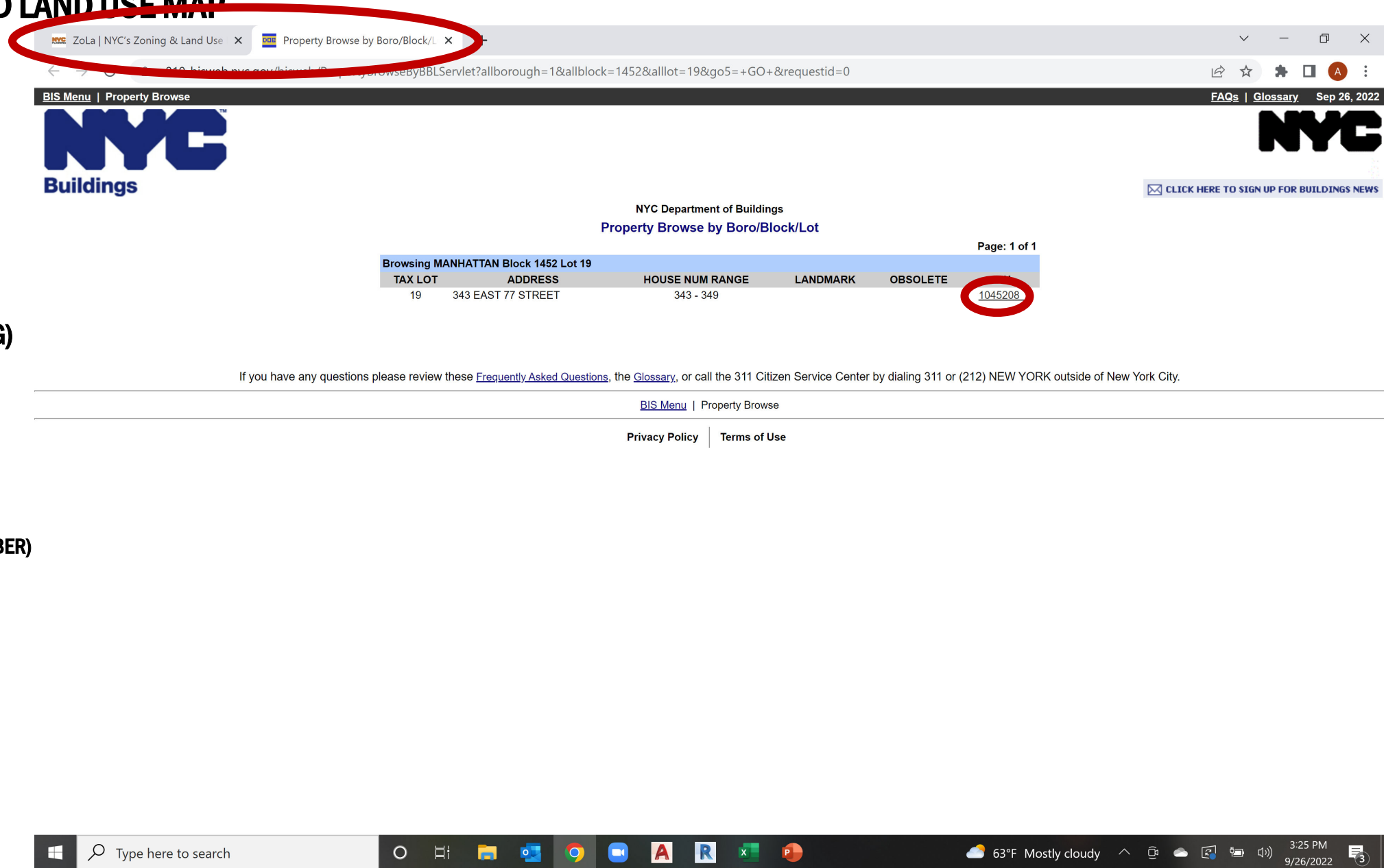
- BY ADDRESS

  345 E 77TH STREET MANHATTAN

DIRECT LINK IN NEW TAB

1. CLICK ON BIN
2. BIN (BUILDING INFORMATION NUMBER)

- UNIQUE TO EACH BUILDING
- FIRST NUMERAL REPRESENTS BOROUGH (1 = Manhattan)



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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

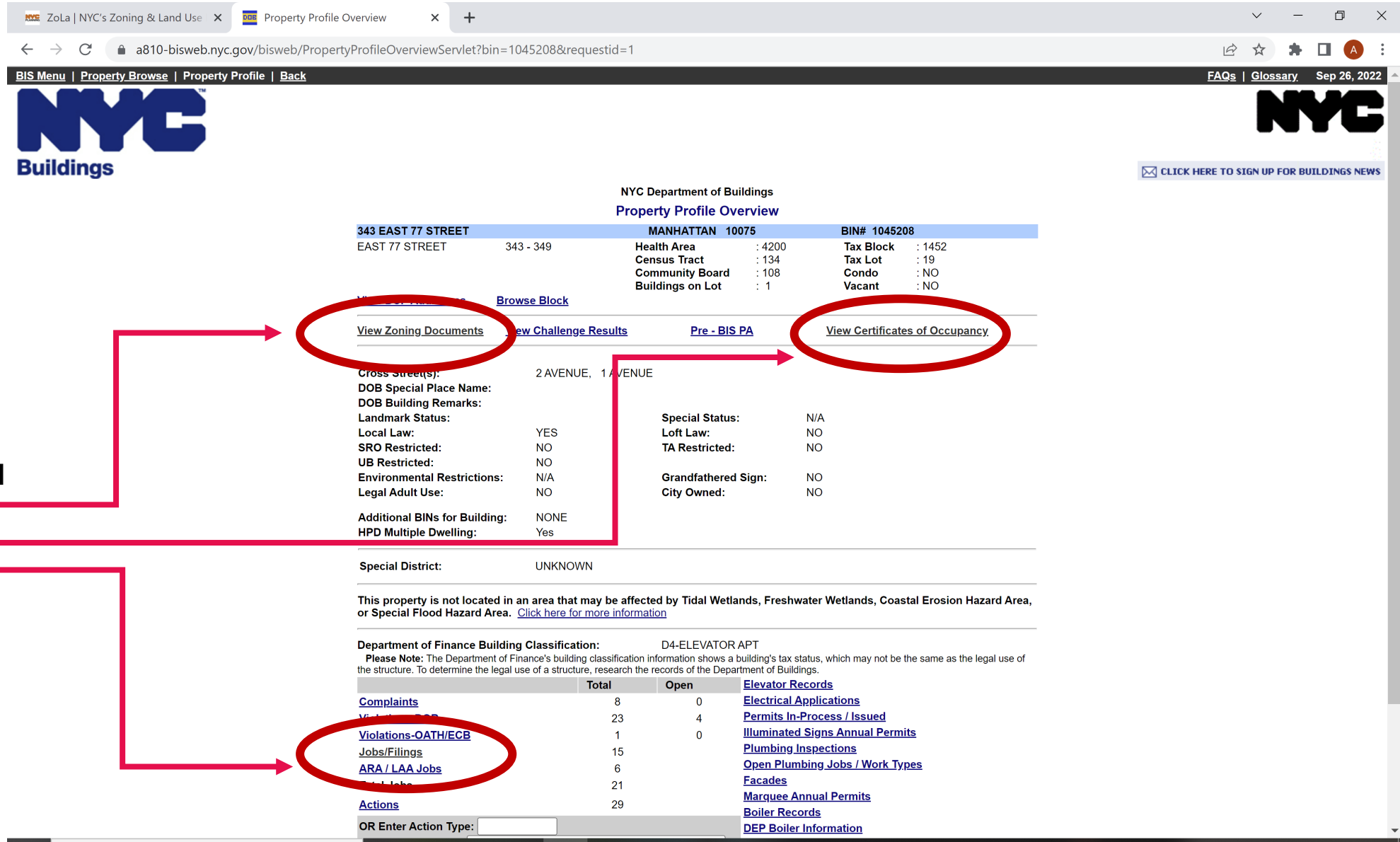
FIRST EXAMPLE (OLD BUILDING)

- BY ADDRESS

  345 E 77TH STREET MANHATTAN

PROPERTY PROFILE INFORMATION

1. ZONING DOCUMENTS
2. CERTIFICATES OF OCCUPANCY
3. JOBS/FILINGS



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INTERACTIVE ZONING AND LAND USE MAP

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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

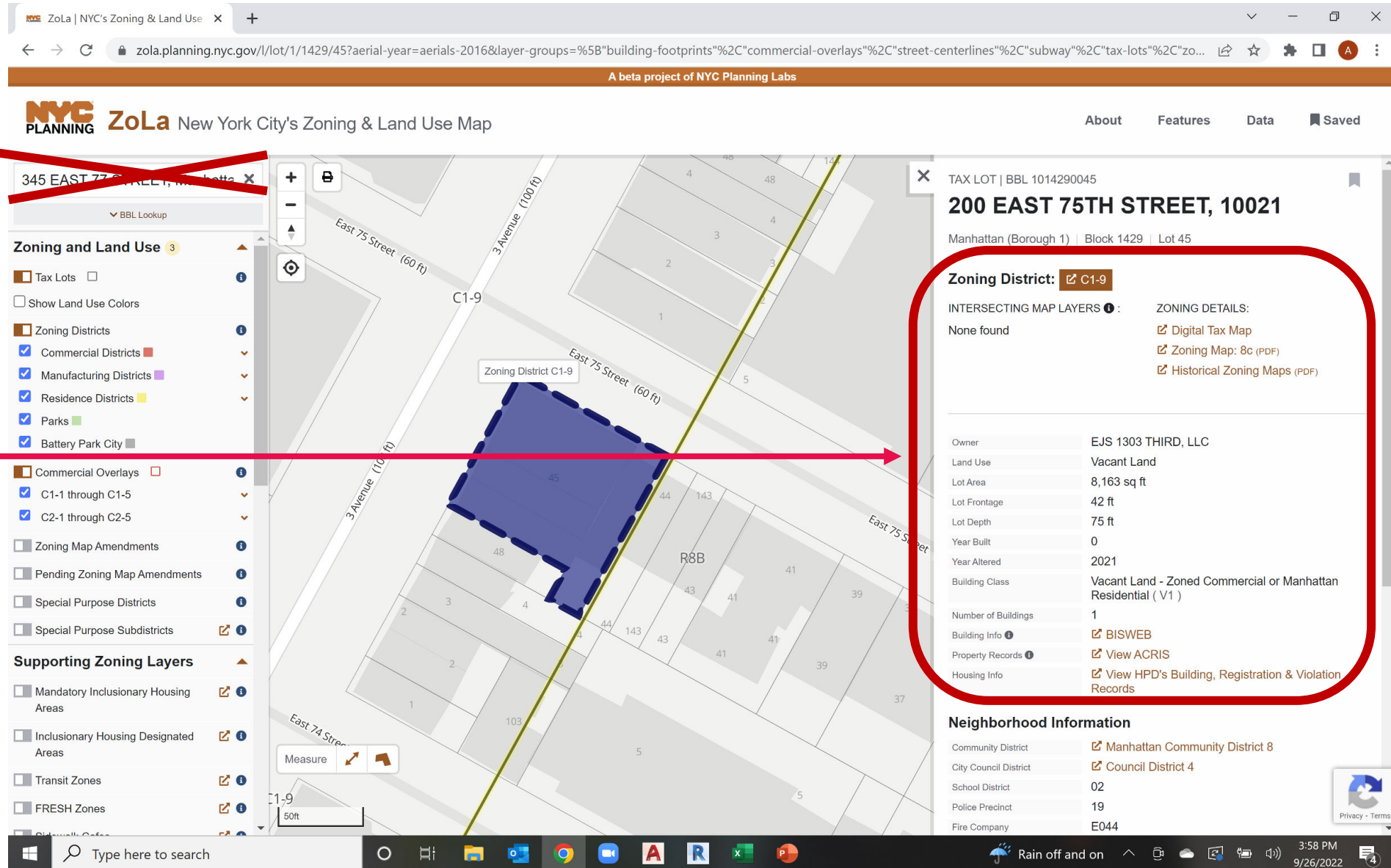
SECOND EXAMPLE

- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

INFORMATION AVAILABLE

1. ZONING DISTRICT
2. COMMUNITY DISTRICT
3. CITY COUNCIL DISTRICT
4. LOT SIZE AND DIMENSIONS
5. GROSS FLOOR AREA
6. BUILDING TYPE
7. NUMBER OF FLOORS AND UNITS
8. SCHOOL DISTRICT
9. POLICE PRECINCT
10. FIRE COMPANY
11. SANITATION DISTRICT AND SUBSECTION



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SEARCH

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- BY ZOOMING TO LOCATION

SECOND EXAMPLE

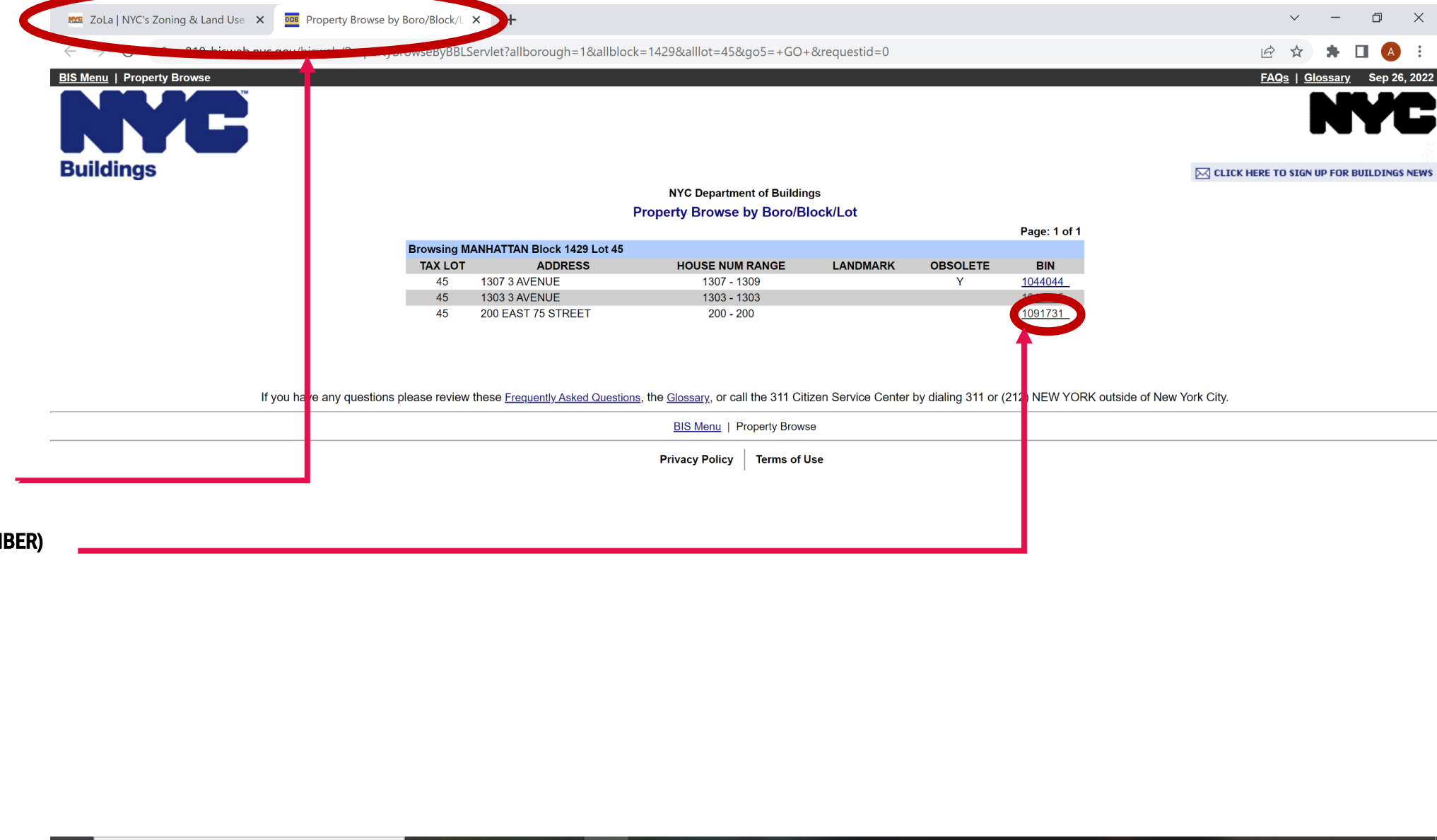
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

DIRECT LINK IN NEW TAB

1. CLICK ON BIN
2. BIN (BUILDING INFORMATION NUMBER)

- UNIQUE TO EACH BUILDING
- FIRST NUMERAL REPRESENTS BOROUGH (1 = Manhattan)



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SEARCH

- **BY ADDRESS**
- **BY ZOOMING TO LOCATION**

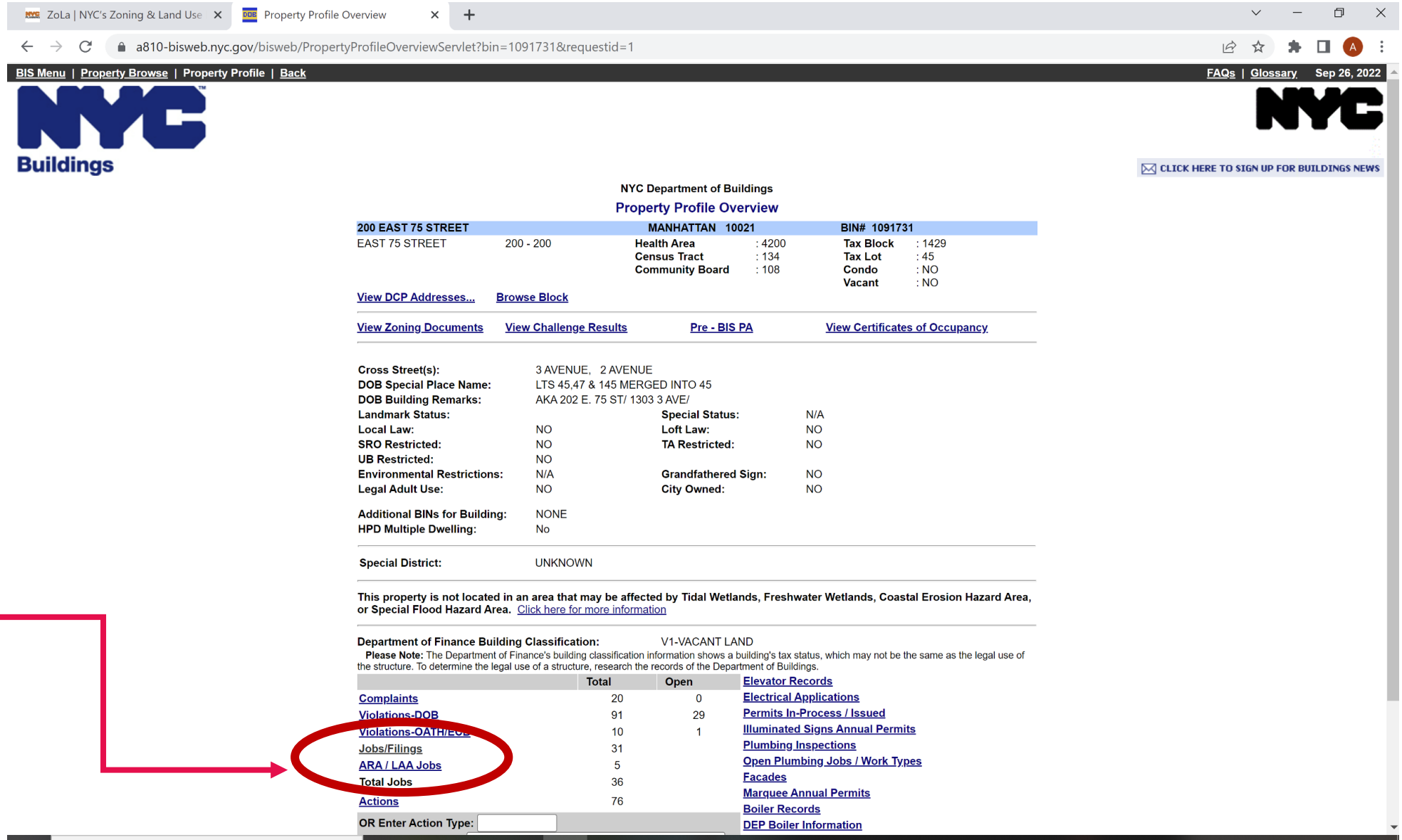
SECOND EXAMPLE

- **BY ZOOMING TO LOCATION**

  75TH AND THIRD AVENUE

PROPERTY PROFILE OVERVIEW

CLICK ON JOBS/FILINGS



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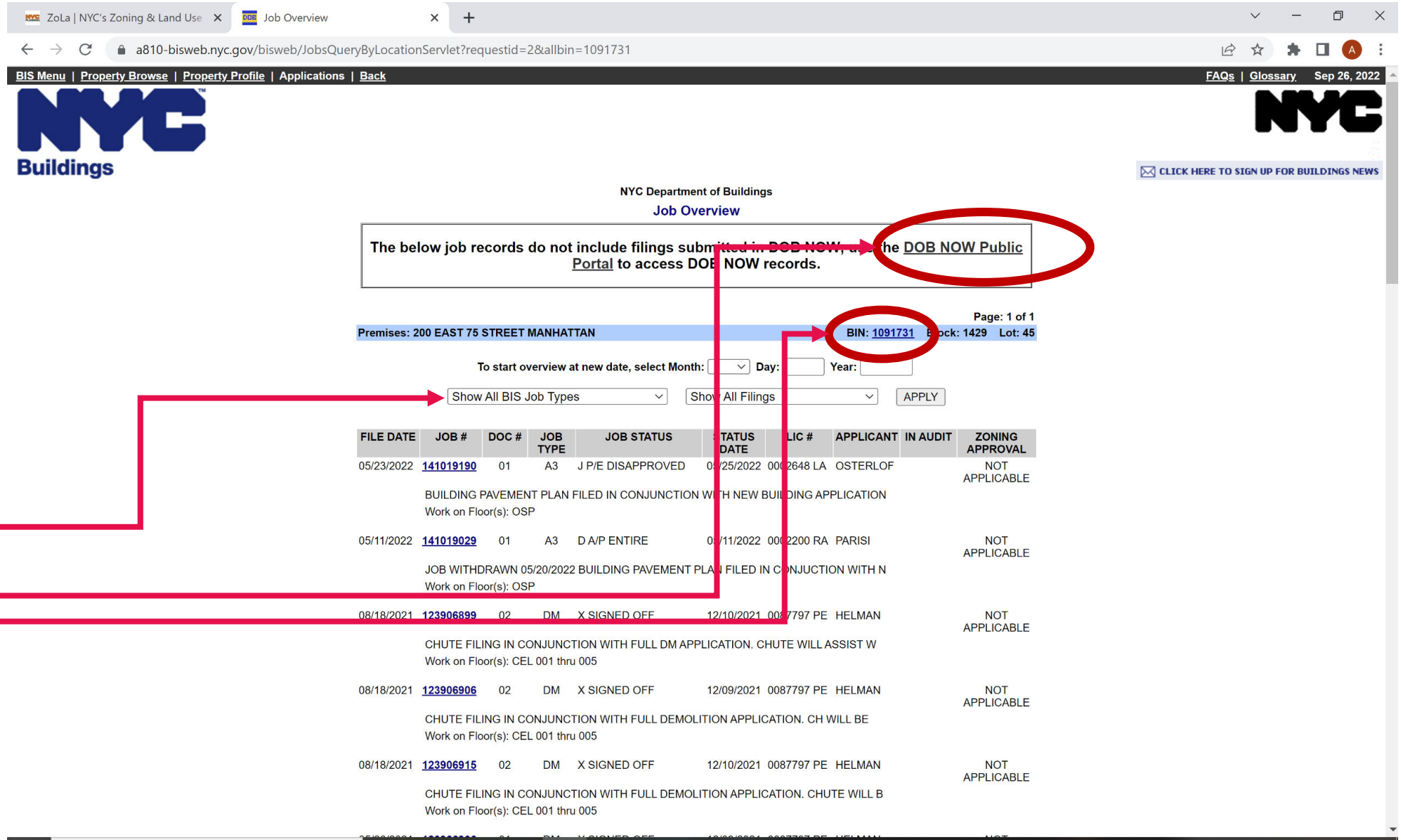
SEARCH
- BY ADDRESS
- BY ZOOMING TO LOCATION

SECOND EXAMPLE
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

JOBS/FILINGS
- JOB TYPES (NEW BUILDING, ALTERATION, etc.)

IF NO RECENT ACTIVITY
GO TO DOB NOW WEBSITE
USE BIN NUMBER



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INTERACTIVE ZONING AND LAND USE MAP

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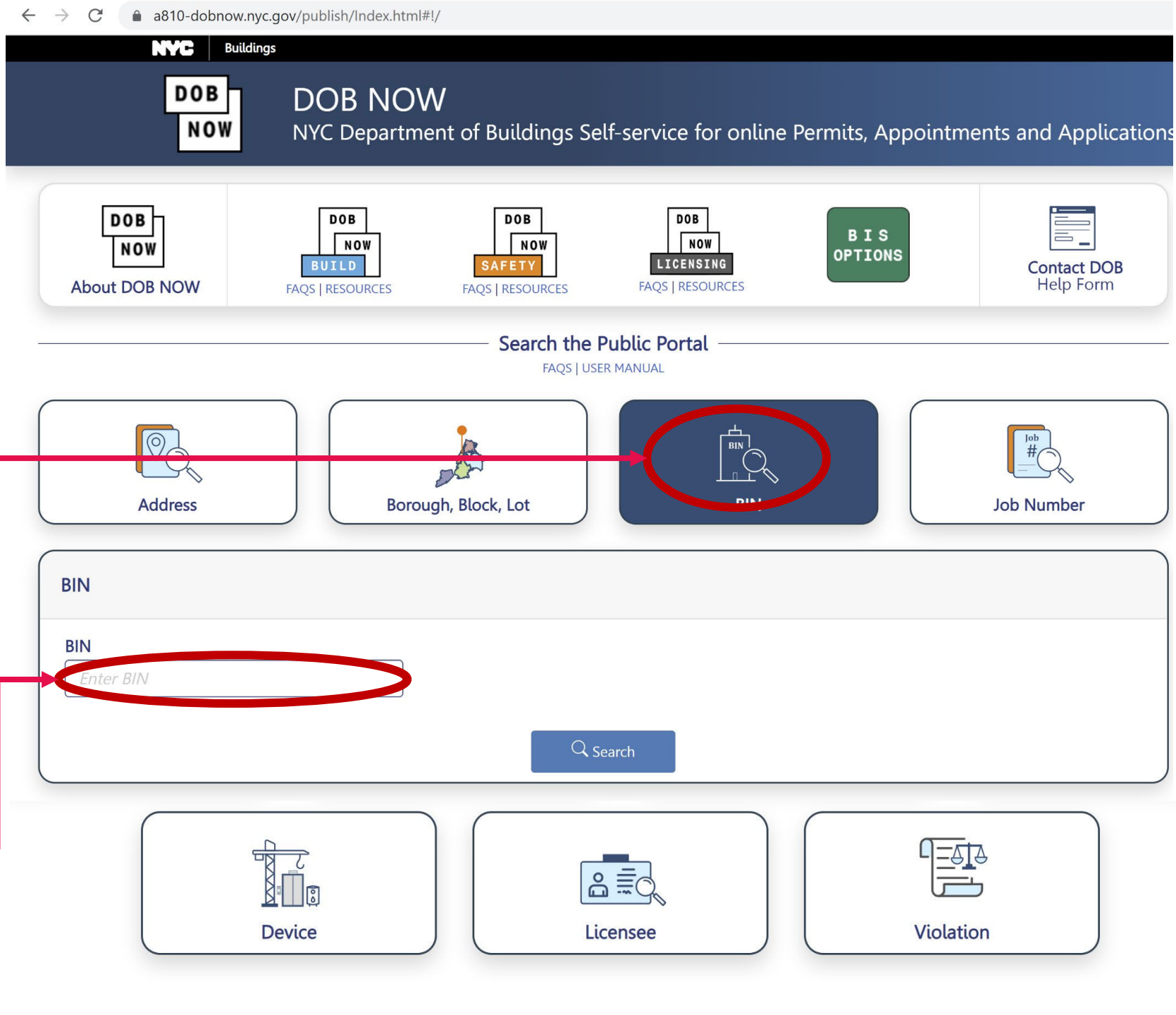
SEARCH
- BY ADDRESS
- BY ZOOMING TO LOCATION

SECOND EXAMPLE
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

DOB NOW
- SEARCH BY ADDRESS,
- JOB NUMBER,
- BIN,
- BOROUGH BLOCK AND LOT

SEARCH BY BIN
- OPEN TAB
- COPY (OR TYPE) BIN



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INTERACTIVE ZONING AND LAND USE MAP

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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

SECOND EXAMPLE

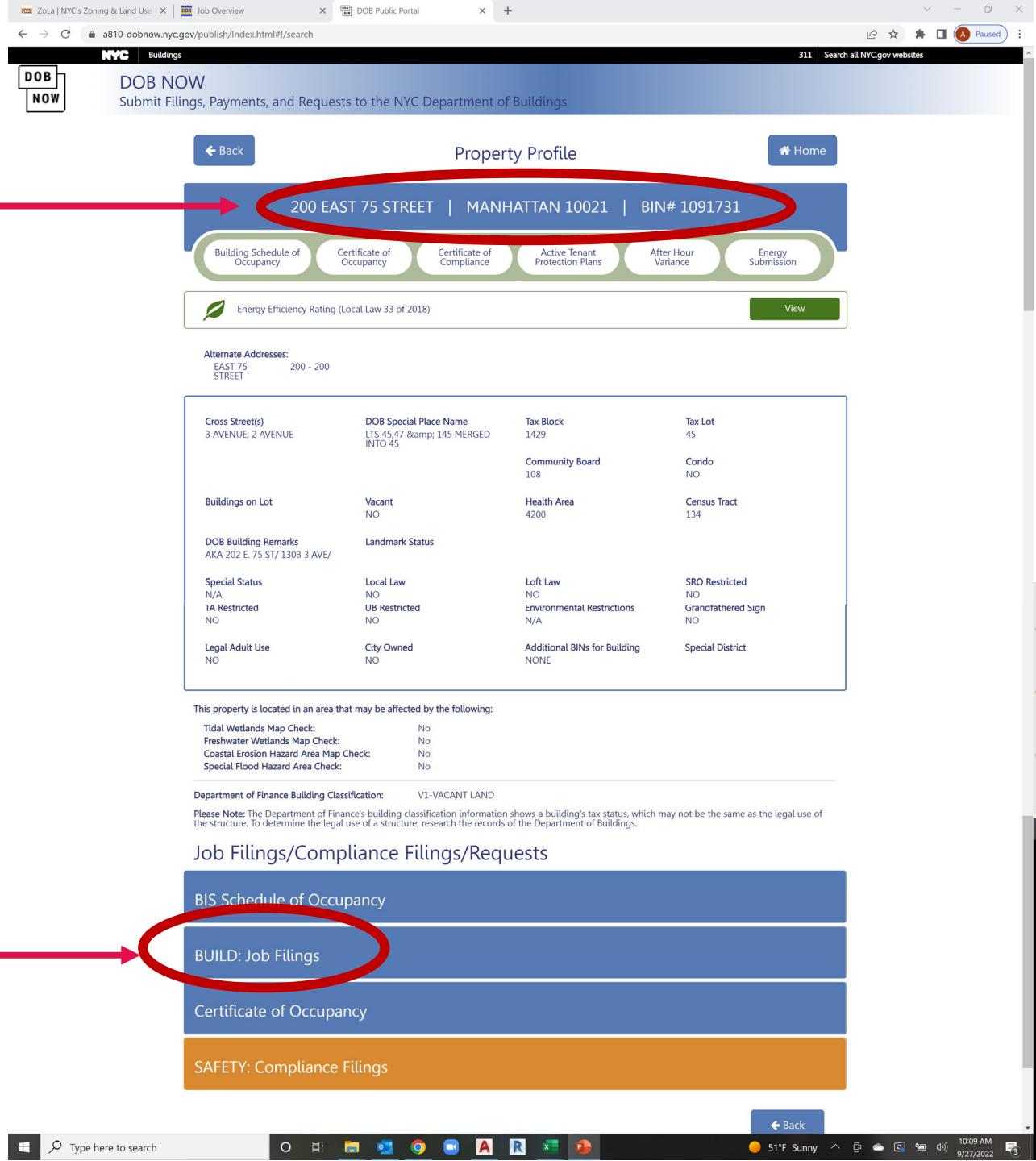
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

PROPERTY PROFILE

- SCROLL DOWN TO “BUILD: Job Filings” TAB
- VALUABLE INFORMATIONON ON OTHER TABS

1. GENERAL BUILDING INFORMATION
2. CERTIFICATE OF OCCUPANCY
3. SAFETY COMPLIANCE



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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

SECOND EXAMPLE

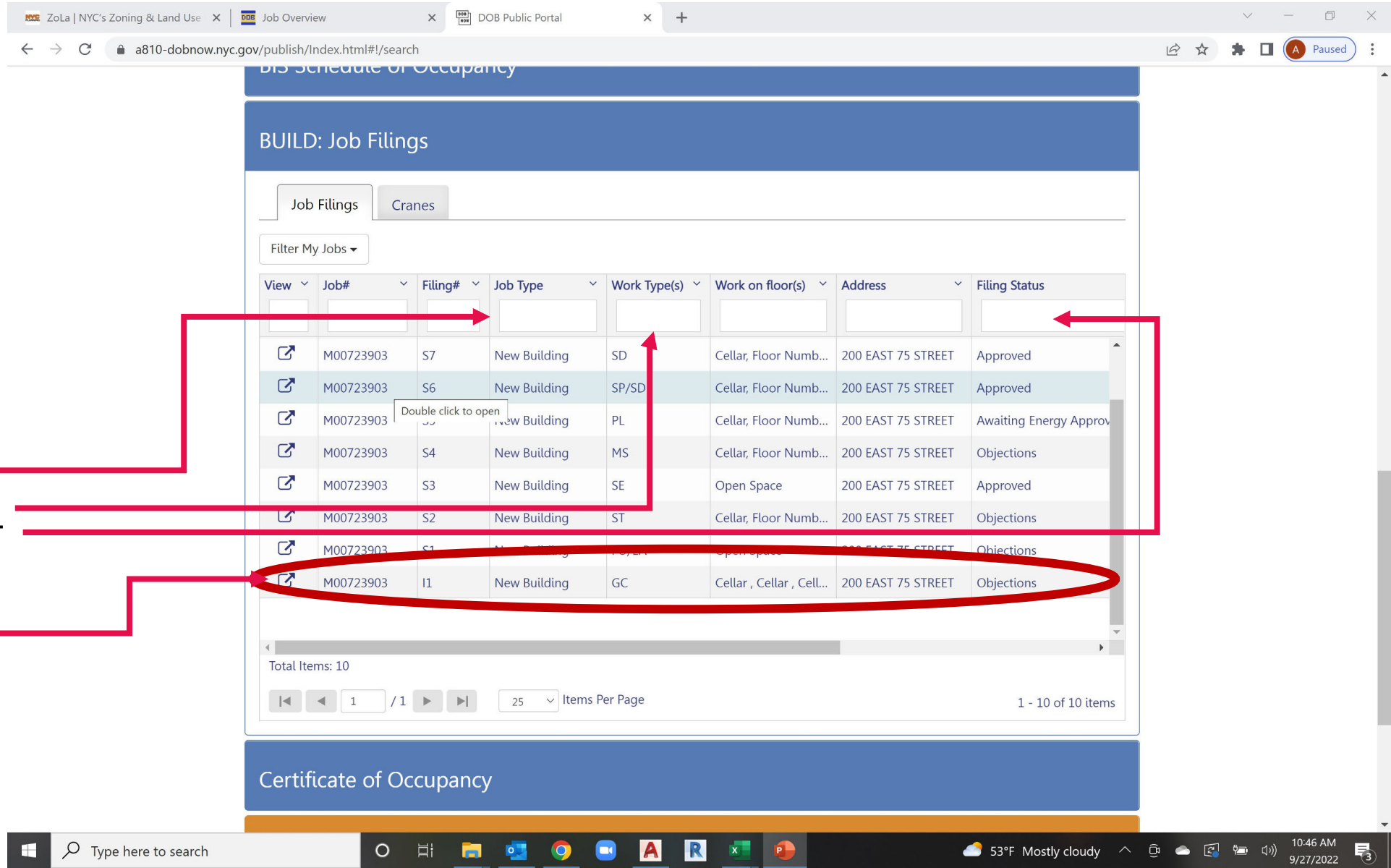
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

FILINGS

- JOB TYPE: NEW BUILDING
- WORK TYPE: GC (GENERAL CONSTRUCTION)
- FILING STATUS INDICATES WHETHER OR NOT PLANS HAVE BEEN APPROVED

CLICK HERE TO VIEW APPLICATION



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SEARCH

- **BY ADDRESS**
- **BY ZOOMING TO LOCATION**

SECOND EXAMPLE

- **BY ZOOMING TO LOCATION**

  75TH AND THIRD AVENUE

FILING DETAILAPPEARS AS POP-UP

- **APPLICATION**
- **ZONING INFORMATION**
- **SCOPE OF WORK (FLOOR-BY-FLOOR DESCRIPTION OF USES AND FOR RESIDENTIAL, NUMBER OF UNITS ON EACH FLOOR)**

CLICK TO VIEW DETAILS

ZOLA

INTERACTIVE ZONING AND LAND USE MAP

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SEARCH

- BY ADDRESS
- BY ZOOMING TO LOCATION

SECOND EXAMPLE

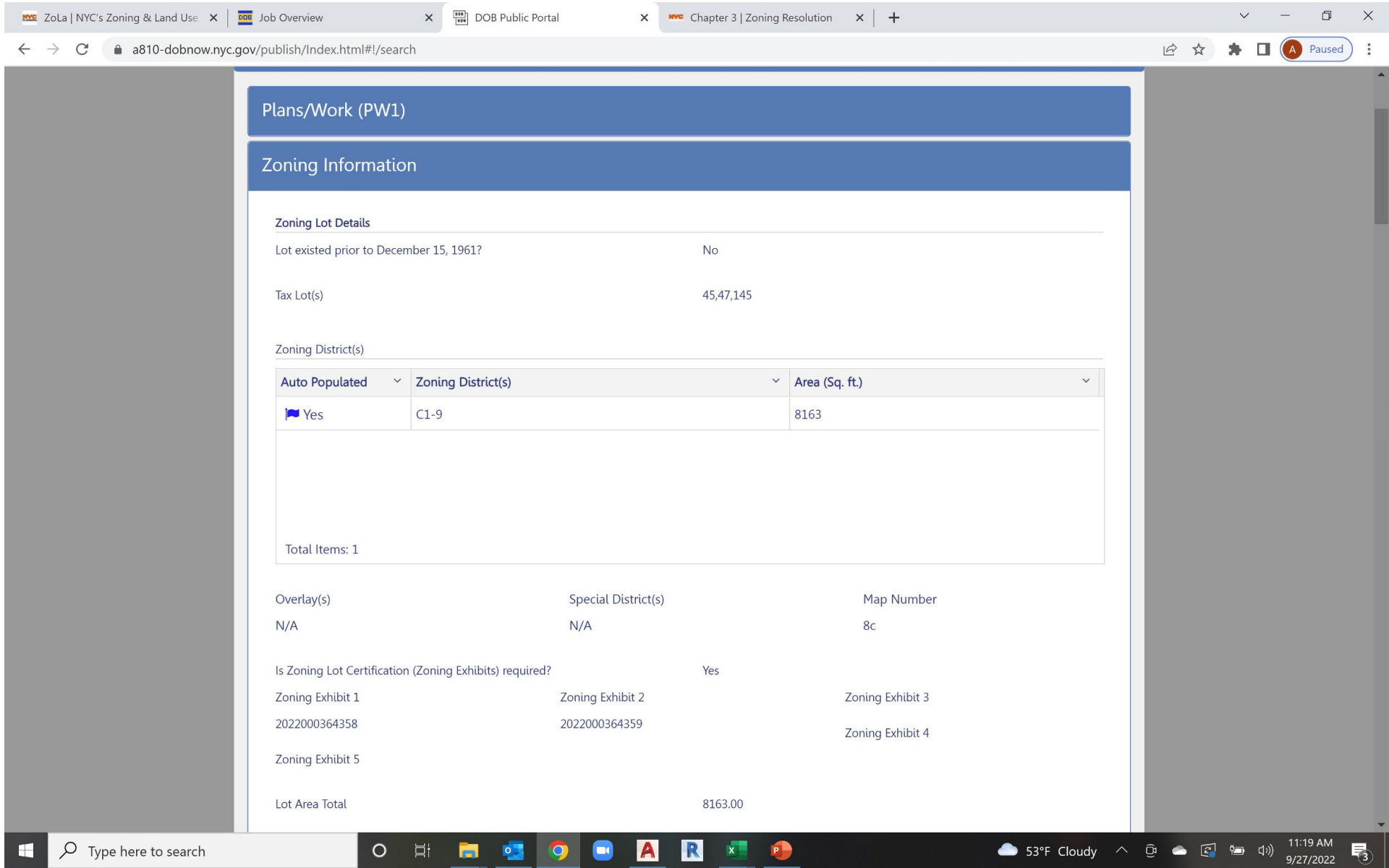
- BY ZOOMING TO LOCATION

  75TH AND THIRD AVENUE

ZONING INFORMATION

LOTS OF SCROLLING TO FIND INFORMATION

- HEIGHT OF BUILDING (ZONING HEIGHT)
- NUMBER OF UNITS
- TOTAL LOT AREA , FLOOR AREA, AND FAR
- ZONING DIAGRAM (ZD-1) SHOWS BUILDING BULK OUTLINE AND TRUE OVERALL HEIGHT



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SEARCH

- **BY ADDRESS**
- **BY ZOOMING TO LOCATION**

SECOND EXAMPLE

- **BY ZOOMING TO LOCATION**

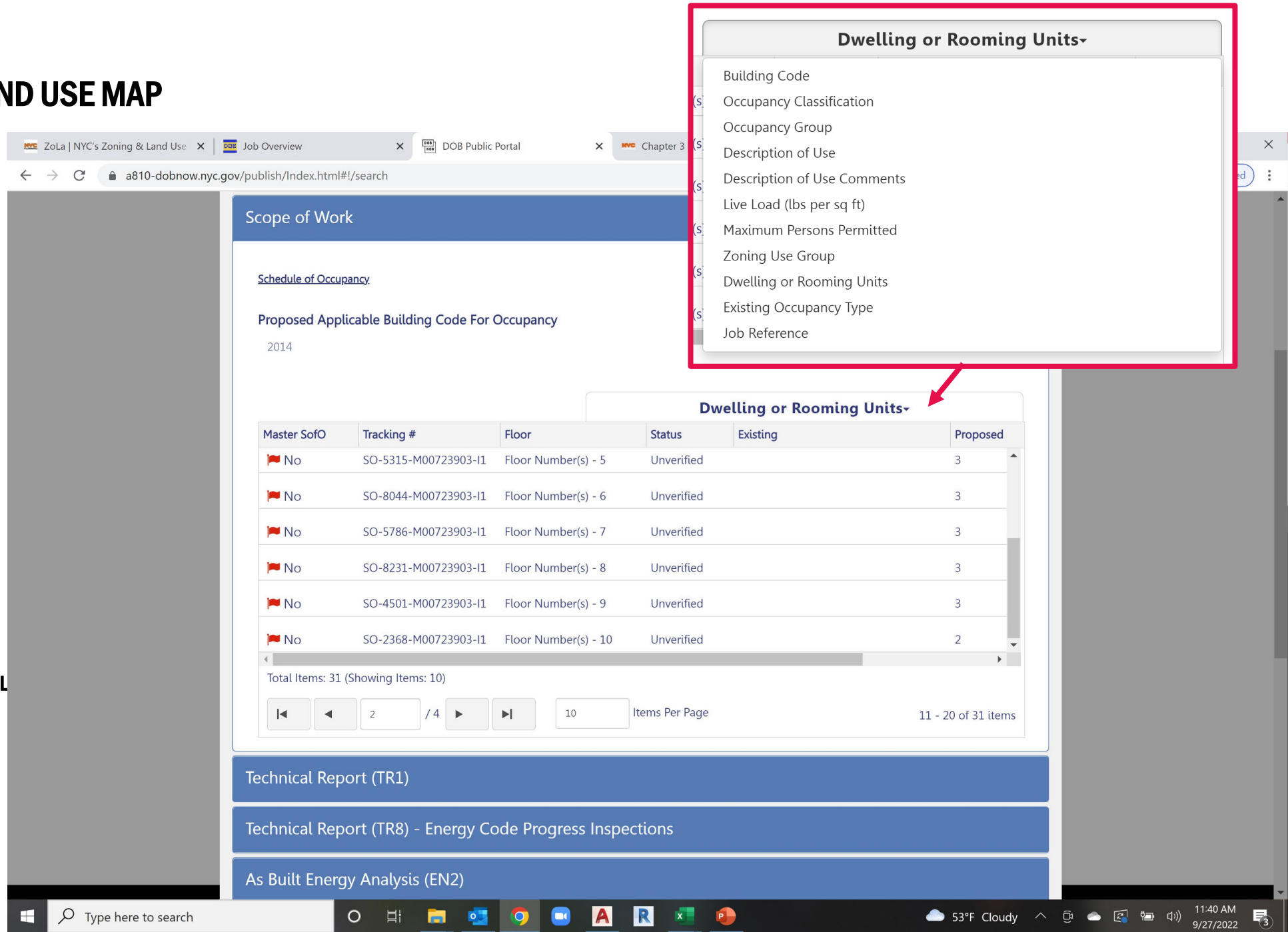
  75TH AND THIRD AVENUE

SCOPE OF WORK

(FORMERLY SCHEDULE A)

LOTS OF SCROLLING TO FIND INFORMATION

- **NUMBER OF UNITS PER FLOOR**
- **SELECT TYPE OF INFPORMATION FROM PULL DOWN MENU**



ONE MORE THING

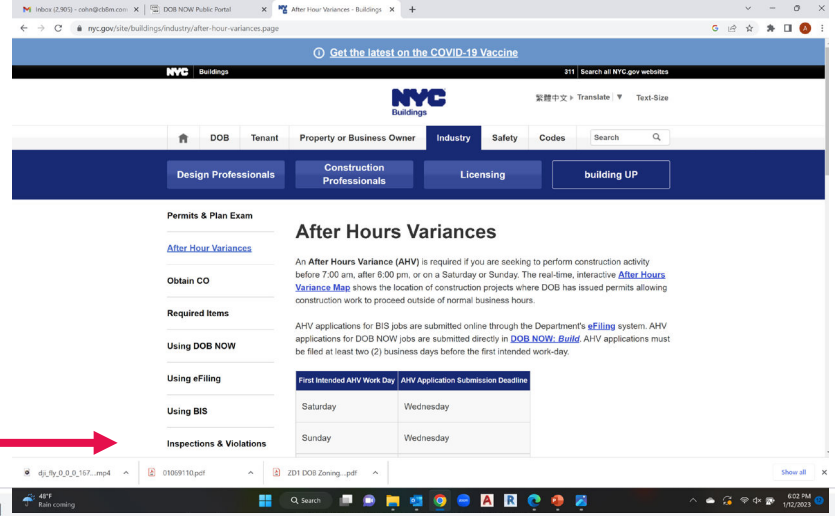
AFTER HOURS VARIANCE PERMITS

nyc.gov/site/buildings/industry/after-hours-variances.page

LINK TO MAP AT BOTTOM OF PAGE

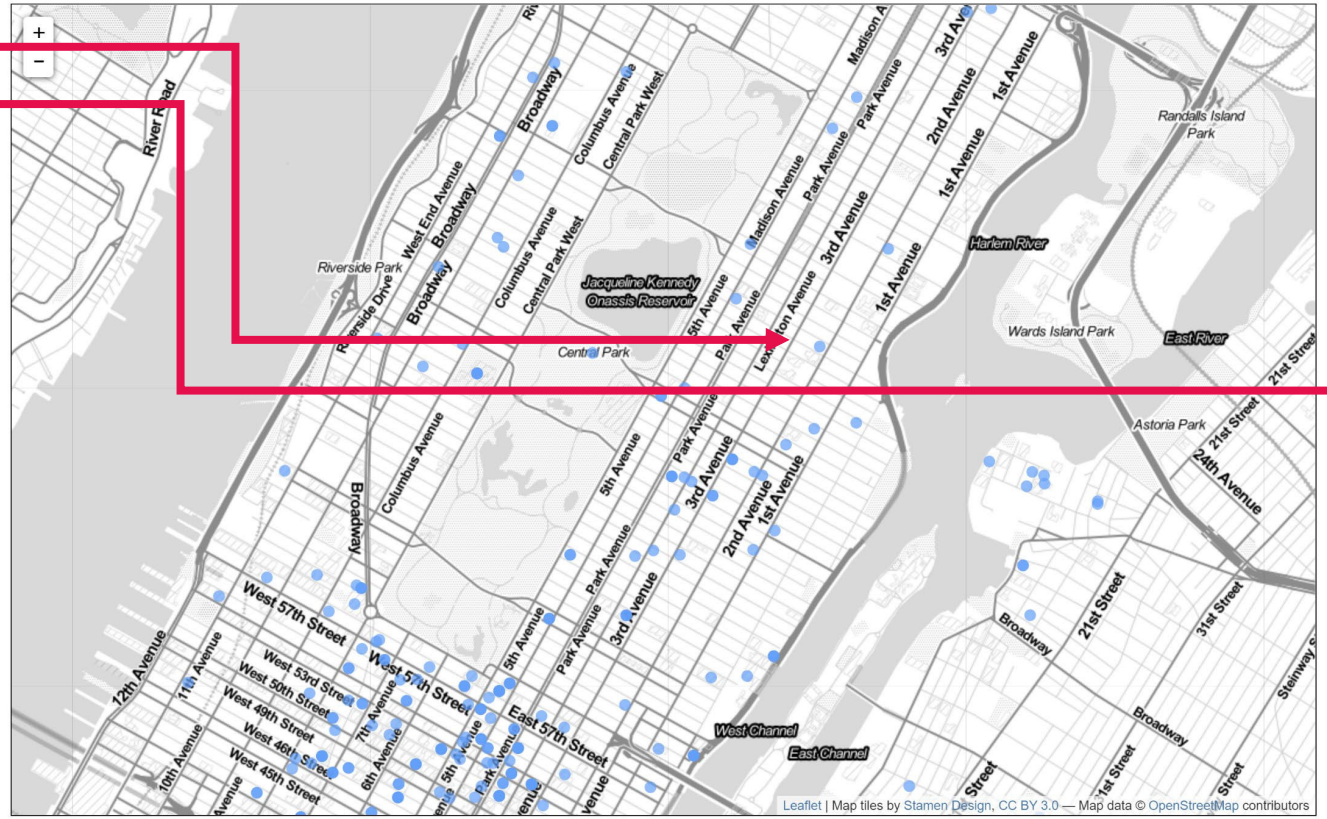
- **MAP OF VARIANCE SITES**

- **ZOOM TO LOCATION**
- **IDENTIFY FROM LIST**



nyc.gov/assets/buildings/html/active-after-hour-variance.html

ACTIVE AFTER HOURS VARIANCES (AS OF 1/12/2023)



Search:

ADDRESS	BOROUGH
1005 SIMPSON STREET	Bronx
101 LINCOLN AVENUE	Bronx
101 LINCOLN AVENUE	Bronx
1085 ANDERSON AVENUE	BRONX
1107 EAST GUN HILL ROAD	BRONX
1144 NELSON AVENUE	BRONX
1155 CROMWELL AVENUE	BRONX
1164 RIVER AVENUE	Bronx
1166 FOX STREET	BRONX
1169 RIVER AVENUE	Bronx
1180 REV J A POLITE AVENUE	BRONX
1257 OGDEN AVENUE	BRONX
1257 OGDEN AVENUE	BRONX
1257 OGDEN AVENUE	BRONX
1297 COLLEGE AVENUE	Bronx
1300 BOYNTON AVENUE	Bronx
1323 BOSTON ROAD	Bronx

Showing 1 to 1,055 of 1,055 entries

Additional Information

- After Hours Variance Map
- Real-Time Major Construction Map
- AHVs Renewal Guidelines & Fees
- AHVs for BIS Applications
- AHVs for DOB NOW Applications