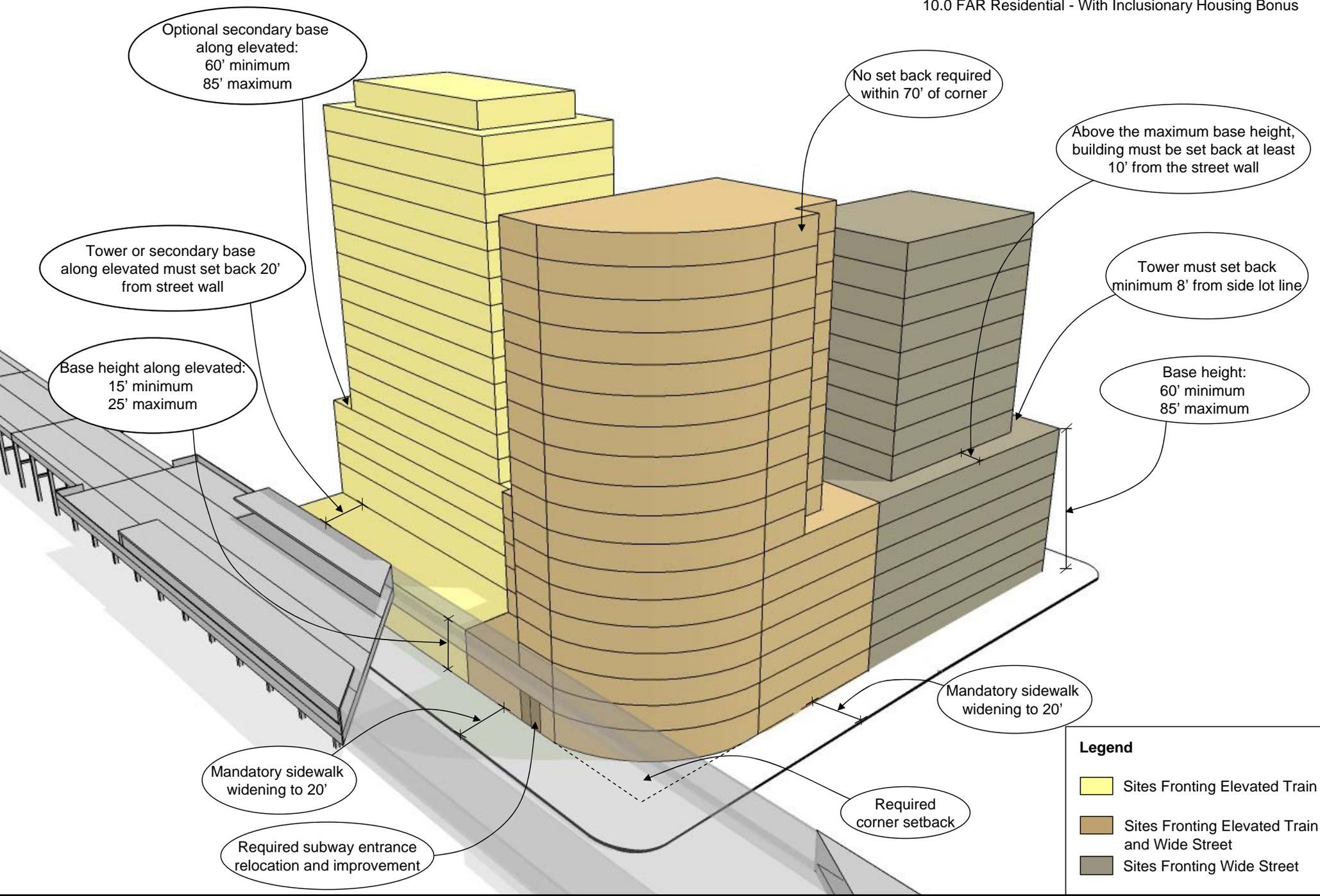


# MASSING DIAGRAM

Proposed C6-3D

9.0 FAR Commercial and Community Facility  
7.52 FAR Residential - Without Inclusionary Housing Bonus  
10.0 FAR Residential - With Inclusionary Housing Bonus



Optional secondary base along elevated: 60' minimum 85' maximum

No set back required within 70' of corner

Above the maximum base height, building must be set back at least 10' from the street wall

Tower or secondary base along elevated must set back 20' from street wall

Tower must set back minimum 8' from side lot line

Base height along elevated: 15' minimum 25' maximum

Base height: 60' minimum 85' maximum

Mandatory sidewalk widening to 20'

Mandatory sidewalk widening to 20'

Required corner setback

Required subway entrance relocation and improvement

Legend	
<span style="display: inline-block; width: 15px; height: 15px; background-color: yellow; border: 1px solid black;"></span>	Sites Fronting Elevated Train
<span style="display: inline-block; width: 15px; height: 15px; background-color: brown; border: 1px solid black;"></span>	Sites Fronting Elevated Train and Wide Street
<span style="display: inline-block; width: 15px; height: 15px; background-color: grey; border: 1px solid black;"></span>	Sites Fronting Wide Street