

**NORTH TRIBECA ZONING COMPARISON**

	<b>Existing C6-3A</b>	<b>Proposed C6-3A</b>	<b>Existing M1-5 (Area A5)</b>	<b>Proposed C6-2A (Area A5)</b>	<b>Existing M1-5 (Area A6)</b>	<b>Proposed C6-2A (Area A6)</b>	<b>Existing M1-5 (Area A7)</b>	<b>Proposed M1-5 (Area A7)</b>
<b>Max. FAR (Residential/ Commercial)</b>	6.5	6.5 (unchanged)	5.0	5.5	5.0	7.2 (w. inclusionary, from base 5.4)	5.0	5.0 (unchanged)
<b>Maximum Building Height</b>	140' (with penthouse restrictions to 150')	140' (with penthouse restrictions to 150'- unchanged)	None (Sky Exposure Plane)	110'	None (Sky Exposure Plane)	120'	None (Sky Exposure Plane)	120'
<b>Minimum to Maximum Street Wall Height (if at Street Line)</b>	60' to 70'	60' to 70' (unchanged)	Not Required	60' to 70'	Not Required	60' to 85'	Not Required	60' to 85'