



R8 Quality Housing Option							
R8		FAR ³ (max)	Lot Coverage (max)		Base Height (min/max)	Building Height (max)	Required Parking ⁴ (min)
			Corner Lot	Interior/Through Lot			
	Wide Street ¹	7.2	80%	70%	60–85 ft	120 ft	40% of dwelling units
Narrow Street ²	6.02			60–80 ft	105 ft		

¹ Outside the Manhattan Core

² Includes wide streets within the Manhattan Core

³ 7.2 FAR with Inclusionary Housing designated area bonus

⁴ 20% if zoning lot is between 10,001 and 15,000; waived if zoning lot is 10,000 square feet or less, or if 15 or fewer spaces required