

NYC Property Information Portal

Department of Finance

58 VAN RIPER STREET - STATEN ISLAND 10302



Borough: Staten Island

Block: 1140

Lot: 79



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L	TAX_LOT_POLYGON	30 Tax Lot Number	TAX_LOT_FACE
E	TAX_BLOCK_POLYGON	50 Tax Block Number	Regular
C	BOUNDARY	35 Condo FIA Tax Lot Number	Underwater
E	POSSSESSION_HOOK	36 Air Lot Flag Number	Unknown
N		37 Ind Lot Flag Number	38 Tax Lot Dimension
D		38 Flag	40 Approximate Tax Lot Dimension

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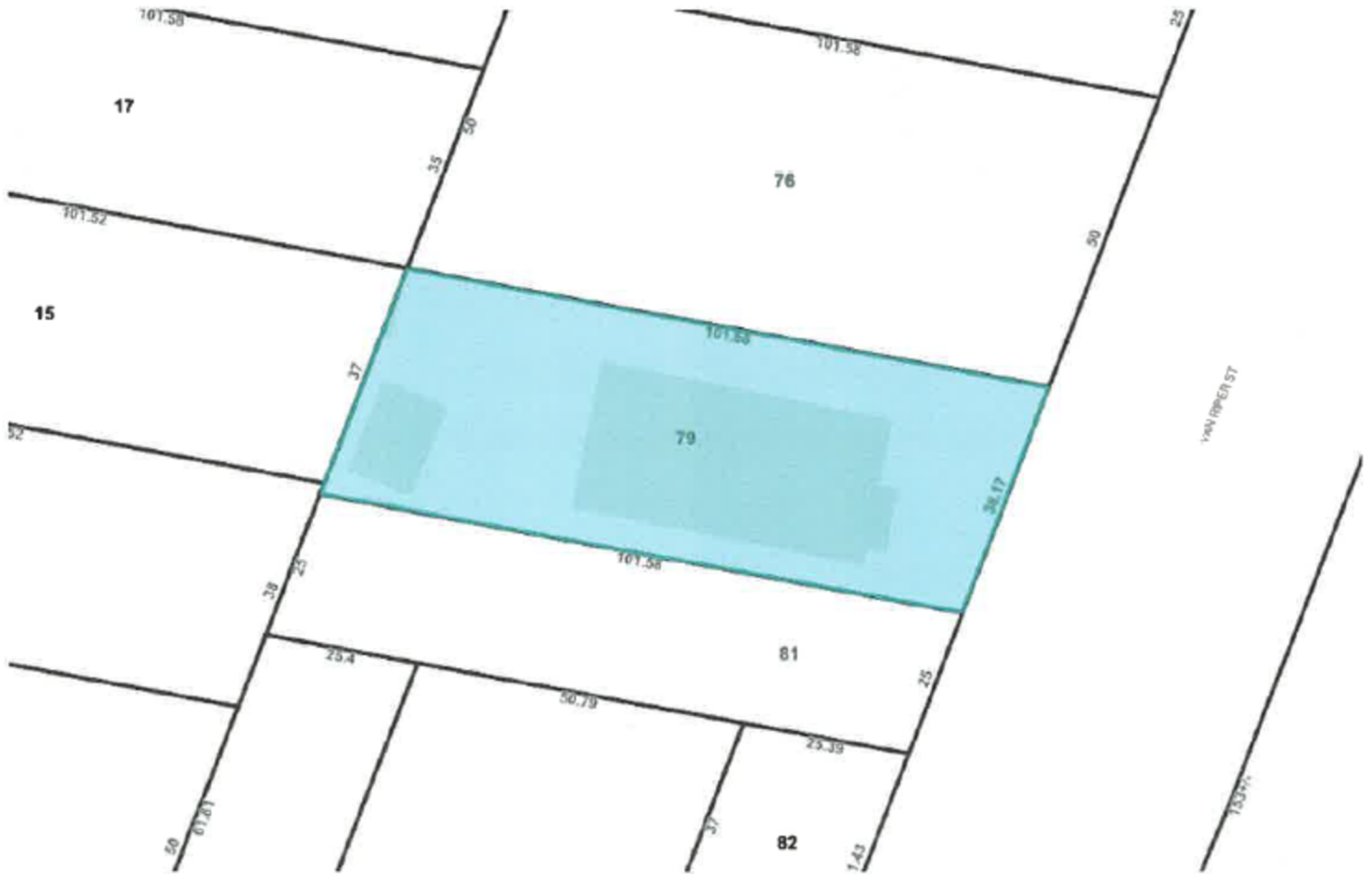
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Symbol	Description	Symbol	Description	Symbol	Description
[White Box]	TAX_LOT_POLYGON	17	Tax Lot Number	[Solid Line]	TAX_LOT_FACE
[Light Blue Box]	TAX_BLOCK_POLYGON	80	Tax Block Number	[Dashed Line]	Regular
[Dotted Line]	BOUNDARY	12	Condo FGA Tax Lot Number	[Dotted Line]	Underwater
[Number 1]	POSSESSIONAL_BLOCK	65C	Condo Flag Number	[Dotted Line]	Unknown
		1000	Air Lot Flag Number	[Dotted Line]	58 Tax Lot Dimension
		1000	Sub Lot Flag Number	[Dotted Line]	41-50 Approximate Tax Lot Dimension
		1000	RRUC Flag	[Dotted Line]	1000

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R3A Regulations

Low-Density Contextual Residence District

R3A		Lot Area min.	Lot Width min.	Front Yard min.	Rear Yard min.	Side Yards # Each Total min.		Lot Coverage max.	FAR max.	Street Wall/ Building Height max.	DU Factor	Required Parking min.
Single- and Two-Family	Detached Zero Lot Line	2,375 sf	25 ft	10 ft	30 ft	1	0 ft 8 ft	n/a	0.50	21/35 ft	710	1 per DU

R3-2 Regulations

Low-Density Non-Contextual Residence District

R3-2		Lot Area min.	Lot Width min.	Front Yard min.	Rear Yard min.	Side Yards # Each Total min.		Lot Coverage max.	FAR max.	Perimeter Wall/ Building Height max.	DU Factor	Required Parking Standard IRHU min.
Single- and Two-Family	Detached	3,800 sf	40 ft			2	5 ft 13 ft					
	Semi-Detached			15 ft	30 ft	1	8 ft 8 ft	35%	0.50	21/35 ft	625	1 per DU 50% of IRHU
Multi-Family	Attached	1,700 sf	18 ft				n/a					
	All					2	8 ft 16 ft				870	

C1 and C2 Overlay Regulations

Local Retail and Local Service District

C1 and C2 Overlays	C1-1	C2-1	C1-2	C2-2	C1-3	C2-3	C1-4	C2-4	C1-5	C2-5
Commercial FAR within R1 - R5	All districts have a commercial FAR of 1.0									
Commercial FAR within R6 - R10	All districts have a commercial FAR of 2.0									
Depth of Overlay District (in feet)	200			150					100	
Required Accessory Parking PRC-B	1 per 150 SF		1 per 300 sf		1 per 400 sf		1 per 1,000 sf			None