



COUNCIL OF THE CITY OF NEW YORK

**CALENDAR
OF THE
COMMITTEE ON LAND USE
SUBCOMMITTEE ON ZONING AND FRANCHISES
MEETING
FOR JANUARY 21, 2022**

RAFAEL SALAMANCA, JR., *Chair*, Land Use Committee

KEVIN RILEY, *Chair*, Subcommittee on Zoning and Franchises

FARAH N. LOUIS, *Chair*, Subcommittee on Landmarks, Public Sitings
and Dispositions

<http://legistar.council.nyc.gov/Calendar.aspx>

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If you are a member of the public who wishes to testify via Zoom, please register via the New York City Council Home Page at <https://council.nyc.gov/>, where you can also find links to livestream the hearing and recordings of past hearings. If you wish to testify in person please be aware that in-person attendees will be required to complete a health screening before entering City Hall and must wear a face covering if they are medically able.



SUBCOMMITTEE ON ZONING AND FRANCHISES

The Subcommittee on Zoning and Franchises will hold a public hearing/meeting, accessible both in person and remotely on the following matters in the Council Chambers, City Hall, New York, N.Y. 10007 commencing at **10:00 A.M., Friday, January 21, 2022:**

L.U. NOS. 3 AND 4 ARE RELATED

L.U. No. 3

Application No. **C 210285 ZMK (749 Van Sinderen Avenue Rezoning)** submitted by ENY Community Residences, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 17d, by changing from an M1-1 District to a C4-4L District property bounded by a line 430 feet northerly of Linden Boulevard, a line midway between Van Sinderen Avenue and Snediker Avenue, a line 90 feet northerly of Linden Boulevard, and Van Sinderen Avenue, Borough of Brooklyn, Community District 5, Council District 42.

L.U. No. 4

Application number **N 210286 ZRK (749 Van Sinderen Avenue Rezoning)** submitted by ENY Community Residences, LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, Borough of Brooklyn, Community District 5, Council District 42.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

PRECONSIDERED L.U. NOS. ARE RELATED

PRECONSIDERED L.U. NO.

Application No. **C 210453 ZSM (415 Madison Avenue)** submitted by 415 Madison Avenue, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 81-645 of the Zoning Resolution to allow an increase in the amount of floor area ratio permitted on a qualifying site where

an above-grade public concourse, in the form of an open publicly accessible space is provided, in connection with a proposed commercial building, on property located at 415 Madison Avenue (Block 1284, Lot 21), in a C5-3 District, within the Special Midtown District (Southern Subarea), Borough of Manhattan, Community District 5, Council District 4.

PRECONSIDERED L.U NO.

Application No. **C 210454 ZSM (415 Madison Avenue)** submitted by 415 Madison Avenue, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for, in conjunction with the related special permit pursuant to Section 81-645 of the Zoning Resolution, the grant of a special permit pursuant to Section 81-685 of the Zoning Resolution, to modify: the height and setback requirements of Section 81-27 (Alternate Height and Setback Regulations – Daylight Evaluation), as modified by Section 81-66 (Special Height and Setback Requirements); the mandatory district plan elements of Section 81-42 (Retail Continuity Along Designated Streets); and the mandatory street wall requirements of Sections 81-43 (Street Wall Continuity Along Designated Streets) and 81-671 (Special Street Wall Requirements); in connection with a proposed commercial building, on property located at 415 Madison Avenue (Block 1284, Lot 21), in a C5-3 District, within the Special Midtown District (Southern Subarea), Borough of Manhattan, Community District 5, Council District 4.