



COUNCIL OF THE CITY OF NEW YORK

AGENDA OF THE LAND USE COMMITTEE

FOR THE MEETING OF SEPTEMBER 19TH, 2024

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

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

KAMILLAH HANKS, *Chair*, Subcommittee on Landmarks, Public Sitings
and Dispositions

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

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**All items may be subject to layover*

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LAND USE COMMITTEE

The Land Use Committee will hold a public hearing/meeting on the following matters in the **Council Committee Room, 250 Broadway, 16th Floor**, New York City, N.Y. 10007 commencing at **11:00 A.M.**, on **Thursday, September 19th, 2024**:

Int. 958 Affordable Homeownership Development

A Local Law to amend the administrative code of the city of New York, in relation to the creation of affordable homeownership opportunities.

L.U. NOS. 138 AND 139 ARE RELATED

*The public hearing on these items was **held on August 27, 2024 and closed**. It was laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 138

Application number **C 230022 ZMQ (31-17 12th Street Rezoning)** submitted by 31 17 19 1Z, LLC, pursuant to Sections 197- c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9a, by changing from an R5B District to an R6B District, Borough of Queens, Community District 1, Council District 22.

L.U. No. 139

Application number **N 230023 ZRQ (31-17 12th Street Rezoning)** submitted by 31 17 19 1Z, 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 Queens, Community District 1, Council District 22.

L.U. NOS. 140 AND 141 ARE RELATED

*The public hearing on these items was **held on August 27, 2024** and **closed**. It was laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 140

Application number **C 230354 ZMK (250 86th Street Rezoning)** submitted by Dr. Helen Kim, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 22b, changing from an R3-2 District to an R6B District, Borough of Brooklyn, Community District 10, Council District 47.

L.U. No. 141

Application number **N 230355 ZRK (250 86th Street Rezoning)** submitted by Dr. Helen Kim, 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 10, Council District

L.U. No. 143

*The public hearing on this item was **held on August 27, 2024** and **closed**. It was laid over by the Subcommittee on Landmarks, Public Sitings, and Dispositions.*

Application number **C 240301 HAM (Malcolm Shabazz Harlem Plaza)** submitted by the New York City Department of Housing Preservation and Development (HPD), pursuant to Article 16 of the General Municipal Law of New York State for the designation of an Urban Development Action Area and an Urban Development Action Area Project, and pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer to be selected by HPD, for property located at 73 West 115th Street and 52-58 West 116th Street (Block 1599, Lots 9, 61, 62, 64), Borough of Manhattan, Community District 10, Council District 9.

L.U. No. 144

*The public hearing on this item was **held on September 10, 2024** and **closed**. It was laid over by the Subcommittee on Landmarks, Public Sitings, and Dispositions.*

Application number **N 250006 HKK (Willoughby-Hart Historic District)** submitted by the Landmarks Preservation Commission, pursuant to Section 3020 of the New York City Charter and Section 25-303 of the Administrative Code of the City of New York, for the designation of the Willoughby Hart Historic District (DL-542/LP-2683), consisting of 33 properties located on Willoughby Avenue and Hart Street between Marcy Avenue and Nostrand Avenue in the Bedford-Stuyvesant neighborhood, Borough of Brooklyn, Community District 3, Council District 36.

L.U. NOS. 145 AND 146 ARE RELATED

*The public hearing on these items was **held on September 10, 2024** and **closed**. It was laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 145

Application number **C 230250 ZMQ (21st Street Rezoning)** submitted by Astoria Park Warehouse, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9a, eliminating from within an existing R5D District a C1-3 District, changing from an R5B District to an R6A District, changing from an R5D District to an R6A District, and establishing within the proposed R6A District a C1-4 District, Borough of Queens, Community District 1, Council District 22.

L.U. No. 146

Application number **N 230251 ZRQ (21st Street Rezoning)** submitted by Astoria Park Warehouse, 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 Queens, Community District 1, Council District 22.

L.U. No. 147

*The public hearing on this item was **held on September 10, 2024**
and closed. It was laid over by the Subcommittee on
Zoning and Franchises.*

Application number **G 240057 XAK (281-311 Marcus Garvey Boulevard Article XI)** submitted by the New York City Department of Housing Preservation and Development (HPD), pursuant to Article XI of the Private Housing Finance Law for approval of an exemption from real property taxes for property located at 281 Marcus Garvey Boulevard (Block 1629, p/o Lot 1 (Tentative Lot 5)) and 311 Marcus Garvey Boulevard (Block 1634, p/o Lot 1 (Tentative Lot 80)), Borough of Brooklyn, Community District 3, Council District 36.

