

# The New York City Council

*New York City Council  
City Hall  
New York, NY 10007*



## Meeting Minutes

**Wednesday, October 27, 1999**

**10:00 AM**

**Committee Room - City Hall**

### **Committee on Land Use**

*June M. Eisland, Chair*

*Members: Mary Pinkett , Archie W. Spigner , Herbert E. Berman,  
Sheldon S. Leffler , Noach Dear, Jerome X. O'Donovan,  
Priscilla A. Wooten, Walter L. McCaffrey, Martin Malave-Dilan,  
Lawrence A. Warden, Guillermo Linares , John D. Sabini,  
A. Gifford Miller, Adolfo Carrion, Jr., Bill Perkins and Michael J. Abel*

## Roll Call

**Present,**

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,**

O'Donovan, Wooten and Warden

- LU 0440-1999** Uniform land use review procedure application no. 990098 ZMM pursuant to Sections 197-c and 197-d of the New York City Charter, concerning the changes to the zoning map generally within the development site located at 515/517 East 117th Street, Borough of Manhattan, Council District No. 8.
- LU 0441-1999** Uniform land use review procedure application no. 980699 MMM, pursuant to Sections 197-c and 197-d of the New York City Charter, changes to the City Map, Borough of Manhattan, Council District no. 8. This application is subject to Council review and action only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called up by a vote of the Council pursuant to Section 197-d(b)(3) of the Charter.
- LU 0442-1999** Uniform land use review procedure application no. C 990101 PPM pursuant to Sections 197-c and 197-d of the New York City Charter concerning the disposition of city-owned properties, generally located at 515/517 East 117th Street, Borough of Manhattan, in Council District no. 8. This application is subject to review and action by the Land Use Committee only if appealed to the Council Pursuant to Section 197-d(b)(2) of the Charter or called up by vote of the Council pursuant to Section 197d(b)(3) of the Charter.
- LU 0443-1999** Uniform land use review procedure application no. 990099 ZSM pursuant to Sections 197-c and 197-d of the Charter of the City of New York concerning a special permit under the Zoning Resolution in the Borough of Manhattan, Council District no. 8 to permit the modification of certain requirements of side lot lines, rear yards and height and setback. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called-up by vote of the Council pursuant toSection 197d(b)(3) of the Charter.

- LU 0444-1999** Uniform land use review procedure application no. 990100 ZSM pursuant to Sections 197-c and 197-d of the Charter of the City of New York concerning a special permit under the Zoning Resolution in the Borough of Manhattan, Council District no. 8 to permit a six level unattended parking garage with a maximum capacity of 1,248 spaces and parking on the roof. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called-up by vote of the Council pursuant to Section 197d(b)(3) of the Charter.
- LU 0462-1999** Uniform Land Use Review Procedure application no. 990218 ZSK pursuant to Sections 197-c and 197-d of the Charter of the City of New York concerning a special permit under the Zoning Resolution in the Borough of Brooklyn, Council District no. 43, to modify bulk regulation srelated to FAR, height, open space and lot area per room. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called-up by a vote of the Council pursuant to Section 197d(b)(3) of the Charter.
- LU 0463-1999** Zoning resolution amendment application no. 990217 ZRK pursuant to Sections 197-d and 200 of the New York City Charter, concerning changes in the text of the zoning resultion, Borough of Brooklyn, Council District no. 43, relating to a new special permit to allow CPC to modify certain bulk regulations.
- LU 0465-1999** Zoning resolution amendment application no. 990526 ZRY pursuant to Sections 197-d and 200 of the New York City Charter, concerning changes in the text of the zoning resolution, Citywide to modify the ownership provisions for large-scale Developments.
- LU 0467-1999** Uniform Land Use Review Procedure application no. C 990614 ZMM pursuant to Sections 197-c and 197-d of the New York City Charter, concerning changes to the zoning map, Council District no. 3, Borough of Manhattan.

- LU 0468-1999** Uniform land use review procedure application no. C 990615 HDM, pursuant to Sections 197-c and 197-d of the New York City Charter, concerning the disposition of City-owned non-residential real property, in Council District no. 3, Borough of Manhattan. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called up by vote of the Council pursuant to Section 197-d(b)(3) of the Charter.
- LU 0504-1999** Uniform Land Use Review Procedure application no. 980319 ZMK pursuant to Sections 197-c and 197-d of the New York City Charter, concerning changes to the zoning map to facilitate the development of a Home Depot, Borough of Brooklyn, Council District no. 47.
- LU 0505-1999** Uniform Land Use Review Procedure, application no. 980318 MMK, pursuant to Sections 197-c and 197-d of the New York City Charter, changes to the City Map, Borough of Brooklyn, Council District no. 47. This application is subject to Council review and action only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called up by a vote of the Council pursuant to Section 197-d(b)(3) of the Charter and Section 11.20 of the Rules of the Council.
- LU 0506-1999** Application no. 980320 ZAK pursuant to Zoning Resolution Section 62-722 (Modification of waterfront public access and visual corridors) to authorize the modification of the requirements of this Section, Borough of Brooklyn, Council District no. 47.
- LU 0509-1999** Landmarks Preservation Commission Designation No. DL - 308, LP - 2040, pursuant to Section 3020 of the New York City Charter, concerning the designation of the Fort Totten Historic District, located at Block 5917, Lot 1, the area generally adjacent to the main entrance to Fort Totten at Totten Avenue, Borough of Queens, Council District no. 19, as a landmark (Non-ULURP no. 20005013 HKQ)

**LU 0510-1999** Landmarks Preservation Commission designation no. DL - 308, LP - 2039, pursuant to Section 2030 of the New York City Charter, concerning the designation of the NOHO Historic District, generally bounded by Mercer St. Wanaker Pl., Cooper Square, and East Broadway, Borough of Manhattan, Council District nos. 1 and 2, as a landmark. (Non-ULURP no. 20005014 HKM)

**LU 0577-1999** Uniform land use review procedure application no. C 990519 PPK pursuant to Sections 197-c and 197-d of the New York City Charter concerning the disposition of one city-owned property, located at 738 Third Avenue, Borough of Brooklyn, in Council District no. 38. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to Section 197-d(b)(2) of the Charter or called up by vote of the Council pursuant to Section 197d(b)(3) of the Charter.

**LU 0555-1999** Application no. 20005042 HAM, an Urban Development Action Area Project known as Mount Morris/West Harlem/Washington Heights, located in Community Boards 9 and 12, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.

**LU 0559-1999** Application no. 20005046 HAK, an Urban Development Action Area Project known as Bedford-Stuyvesant/Fort Greene - Site A, located in Community Board 3, Council Districts no. 34, 36 and 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden

**LU 0564-1999**      **Application no. 20005051 HAK, an Urban Development Action Area Project known as Bushwick/Brownsville HomeWorks, located in Community Boards 4 and 16, Council Districts no. 34, 37, 41 and 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.**

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden

**LU 0566-1999**      **Application no. 20005053 HAX, an Urban Development Action Area Project known as the Bronx Site HomeWorks, located in Community Boards 4, 5, 6, 9, 11 and 12, Council Districts no. 12, 13, 14, 15, 16 and 18, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.**

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden

**LU 0580-1999**      **Application no. 20005064 HAK, an Urban Development Action Area Project, located, Council Districts no. Borough of. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.**

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden

**LU 0583-1999**      **Application no. 20005067 HAM, an Urban Development Action Area Project, located at 555 West 149th Street, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for a real property tax exemption.**

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden

**LU 0584-1999**      **Application no. 20005068 HAK, an Urban Development Action Area Project, located at 57 Stagg Street, Council District no. 34, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law.**

**LU 0585-1999**      **Application no. 20005069 HAK, an Urban Development Action Area Project, located at 91 Clay Street, Council District no. 33, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law.**

**Affirmative,** 14 -

Eisland, Pinkett, Spigner, Berman, Leffler, Dear, McCaffrey, Malave-Dilan, Linares, Sabini, Miller, Carrion, Perkins and Abel

**Absent,** 3 -

O'Donovan, Wooten and Warden