

# The New York City Council

*City Hall  
New York, NY 10007*



## Meeting Minutes

**Wednesday, June 24, 2015**

**11:00 AM**

**Committee Room - City Hall**

### **Committee on Land Use**

*David G. Greenfield, Chair*

*Members: Vincent J. Gentile, Annabel Palma, Maria del Carmen Arroyo,  
Inez E. Dickens, Daniel R. Garodnick, Darlene Mealy, Rosie Mendez,  
Ydanis A. Rodriguez, Peter A. Koo, Brad S. Lander, Stephen T. Levin,  
Jumaane D. Williams, Ruben Wills, Donovan J. Richards,  
Inez D. Barron, Andrew Cohen, Ben Kallos, Antonio Reynoso,  
Ritchie J. Torres, Mark Treyger and Vincent M. Ignizio*

## Roll Call

**Present:** Greenfield, Gentile, Palma, Arroyo, Dickens, Garodnick, Mendez, Rodriguez, Koo, Lander, Levin, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Treyger and Ignizio

**Absent:** Mealy and Torres

LU 0219-2015

**Application No. 20155554 HAM submitted by the New York City Department of Housing Preservation and Development pursuant to Section 577 of the Private Housing Finance Law for a real property tax exemption for properties identified as Block 2025, Lots 41,50, 52, and 53, and Block 2026, Lot 7 , Borough of Manhattan, Community Board 10, Council District 9.**

**Attachments:** April 28, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 4, 2015 - May 8, 2015, Hearing Transcript - Planning 5/5/15, Hearing Testimony - Planning 5/5/15, Land Use Calendar - Week of May 18, 2015 - May 22, 2015, Hearing Testimony - Planning 5-19-15, Hearing Transcript - Planning 5-19-15, Land Use Calendar - Week of June 1, 2015 - June 5, 2015, Hearing Testimony - Planning 6-2-15, Hearing Transcript - Planning 6-2-15, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Planning 6-22-15, Hearing Testimony - Planning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

**This Land Use Application was Hearing Held by Committee**

**Attachments:** April 28, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 4, 2015 - May 8, 2015, Hearing Transcript - Planning 5/5/15, Hearing Testimony - Planning 5/5/15, Land Use Calendar - Week of May 18, 2015 - May 22, 2015, Hearing Testimony - Planning 5-19-15, Hearing Transcript - Planning 5-19-15, Land Use Calendar - Week of June 1, 2015 - June 5, 2015, Hearing Testimony - Planning 6-2-15, Hearing Transcript - Planning 6-2-15, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Planning 6-22-15, Hearing Testimony - Planning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

**A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.**

**Affirmative:** 20 - Greenfield, Gentile, Palma, Arroyo, Dickens, Garodnick, Mendez, Rodriguez, Koo, Lander, Levin, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Treyger and Ignizio

**Absent:** 2 - Mealy and Torres

**LU 0238-2015**      **Application No. 20155523 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of EAT LEXINGTON 87 LLC, d/b/a Eli's Essentials, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 1291 Lexington Avenue, Borough of Manhattan, Community Board 8, Council District 5. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.**

**Attachments:**    June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Zoning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 6-22-15, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.**

**Affirmative:** 20 - Greenfield, Gentile, Palma, Arroyo, Dickens, Garodnick, Mendez, Rodriguez, Koo, Lander, Levin, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Treyger and Ignizio

**Absent:** 2 - Mealy and Torres

LU 0239-2015

**Application No. 20155534 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of MVNBC CORP. d/b/a Benvenuto Cafe, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 189 Franklin Street, Borough of Manhattan, Community Board 1, Council District 1. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.**

**Attachments:** June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Zoning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 6-22-15, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

**This Land Use Application was Hearing Held by Committee**

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**Affirmative:** 20 - Greenfield, Gentile, Palma, Arroyo, Dickens, Garodnick, Mendez, Rodriguez, Koo, Lander, Levin, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Treyger and Ignizio

**Absent:** 2 - Mealy and Torres

**LU 0240-2015**      **Application No. 20155582 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of 768 MAD RESTAURANT, LLC d/b/a Bar Italia, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 768 Madison Avenue, Borough of Manhattan, Community Board 8, Council District 4. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.**

**Attachments:**    June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Zoning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 6-22-15, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**Affirmative:** 20 - Greenfield, Gentile, Palma, Arroyo, Dickens, Garodnick, Mendez, Rodriguez, Koo, Lander, Levin, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Treyger and Ignizio

**Absent:** 2 - Mealy and Torres

**LU 0241-2015**      **Application No. 20155587 HKK (N 150353 HKK) pursuant to Section 3020 of the New York City Charter, concerning the designation by the Landmarks Preservation Commission of the Brooklyn Public Library, Stone Avenue Branch, 581 Stone Avenue a/k/a 581-591 Mother Gaston Boulevard (Block 3794, Lot 18) (List No. 480, LP-2568) Borough of Brooklyn, Community Board 16, Council District 41.**

**Attachments:**    June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Landmarks 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Hearing Testimony - Landmarks 6-22-15, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**Absent:** 2 - Mealy and Torres

LU 0242-2015

**Application No. 20155741 TAX, a proposed disposition of city-owned property (Bronx, Tax Block 3838, part of Lot 60) to the Metropolitan Transportation Authority – New York City Transit Authority (MTA-NYCTA), in Community Board 9, Council District No. 13, Borough of Bronx. This matter is subject to Council review and action pursuant to Section 1266-c(5) of the Public Utilities Authorities Law, at the request of the New York City Economic Development Corporation on behalf of the MTA-NYCTA.**

**Attachments:** June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Landmarks 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Hearing Testimony - Landmarks 6-22-15, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**Absent:** 2 - Mealy and Torres

**LU 0243-2015**      **Application no. C 150218 PSQ submitted by the New York City Department of Environmental Protection and Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the site selection of property located at 58-26 47th Street (Block 2601, Lot 25), for use as an aeration facility, Borough of Queens, Community Board 5, Council District 30. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to 197-d(b)(2) of the Charter or called up by a vote of the Council pursuant to 197-d(b)(3) of the Charter.**

**Attachments:**    June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Landmarks 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Hearing Testimony - Landmarks 6-22-15, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**Absent:** 2 - Mealy and Torres

**LU 0244-2015**      **Application No. 20155740 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Article 16 of the General Municipal Law for approval of an amendment to an Urban Development Action Area Project for property identified as Block 2518, part of Lot 31, Borough of the Bronx, Community Board 4, Council District 16.**

**Attachments:**    June 10, 2015 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of June 22, 2015 - June 26, 2015, Land Use Calendar - June 24, 2015, Hearing Transcript - Planning 6-22-15, Hearing Testimony - Planning 6-22-15, June 26, 2015 - Stated Meeting Agenda with Links to Files, Hearing Transcript of the Stated Meeting - June 26, 2015, Committee Report, Resolution, Hearing Transcript - Land Use 6-24-15

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**Absent:** 2 - Mealy and Torres

AND SUCH OTHER BUSINESS AS MAY BE NECESSARY