

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

Of the

SUBCOMMITTEE ON ZONING AND
FRANCHISES

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November 25, 2025
Start: 10:46 a.m.
Recess: 10:50 a.m.

HELD AT: 250 BROADWAY - 8TH FLOOR - HEARING
ROOM 3

B E F O R E: Lynn C. Schulman, Acting
Chairperson

COUNCIL MEMBERS:

Shaun Abreu
David M. Carr
Kamillah M. Hanks
Francisco P. Moya
Yusef Salaam

2 SERGEANT-AT-ARMS: This is a microphone
3 check on the Subcommittee of Zoning and Franchises
4 recorded by James Marino in HR 3 on November 25th,
5 2025.

6 SERGEANT-AT-ARMS: Good morning and
7 welcome to today's New York City Council Subcommittee
8 vote on the Zoning and Franchises.

9 At this time, I'd like to remind everyone
10 to please silence their electronic devices and at no
11 point is anyone to approach the dais.

12 Chair, we are ready to begin.

13 ACTING CHAIRPERSON SCHULMAN: [GAVEL] Good
14 morning, everyone, and welcome to a meeting of the
15 Subcommittee of Zoning and Franchises. I am Council
16 Member Lynn Schulman, Acting Chair for the
17 Subcommittee today. I am joined by Council Members
18 Francisco Moya, Shaun Abreu, Kamillah Hanks, Yusef
19 Salaam, David Carr, and Chris Marte.

20 Today, we are voting on two proposals.
21 First, we will vote on LU Numbers 422 and 423
22 regarding the 1720 Atlantic Avenue Rezoning Proposal
23 in Council Member Ossé's District on the border of
24 the Bed-Stuy and Crown Heights neighborhoods in
25 Brooklyn. Applicant is seeking to develop a mixed-use

1 residential project with approximately 314
2 apartments. The proposal involves two actions. The
3 first is a zoning map amendment to change the
4 existing M1/1 manufacturing district to a commercial
5 C4/4D district over approximately half the lot and an
6 R7A residential district over the other half. The
7 second action is a zoning text amendment to map a
8 Mandatory Inclusionary Housing area. We are
9 recommending one modification to remove MIH Options 1
10 and 2 and to add Option 3, which will ensure that the
11 affordable housing to be provided is actually
12 affordable to the residents in this part of the city.
13 Council Member Ossé supports this application with
14 the recommended modification.

15
16 Next, we will vote on LU numbers 429 and
17 430 concerning the 1551 Broadway Midtown Signage Text
18 Amendment in Council Member Bottcher's District.
19 Applicant is seeking to replace existing advertising
20 signs in Times Square with more modern panels. The
21 proposal involves two actions. The first is a zoning
22 text amendment to create a new special permit for
23 small zoning lots, and the second action is the
24 actual application for a special permit. The special
25 permit would allow the applicant to install a modern

2 unified LED sign rather than having to split the sign
3 into two sections. Council Member Bottcher supports
4 this application.

5 One second, folks.

6 We were scheduled to also hear 125th
7 Street Rezoning Proposal, which is being laid over.

8 Counsel, are there any Council Members
9 with questions or remarks at this time? Members
10 appearing remotely who have questions or remarks
11 about today's items should use the raise hand button
12 now.

13 SUBCOMMITTEE COUNSEL VIDAL: No, Chair.

14 ACTING CHAIRPERSON SCHULMAN: I now call
15 for a vote to approve with modifications LUs 422 and
16 423 related to the 1720 Atlantic Avenue Rezoning
17 Proposal; to approve LUs 429 and 430 related to the
18 1551 Broadway Midtown Signage Proposal.

19 Counsel, please call the roll.

20 SUBCOMMITTEE COUNSEL VIDAL: Acting Chair
21 Schulman.

22 ACTING CHAIRPERSON SCHULMAN: Aye.

23 SUBCOMMITTEE COUNSEL VIDAL: Council
24 Member Moya.

25 COUNCIL MEMBER MOYA: I vote aye.

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2 SUBCOMMITTEE COUNSEL VIDAL: Council
3 Member Abreu.

4 COUNCIL MEMBER ABREU: Aye.

5 SUBCOMMITTEE COUNSEL VIDAL: Council
6 Member Hanks.

7 COUNCIL MEMBER HANKS: I vote aye.

8 SUBCOMMITTEE COUNSEL VIDAL: Council
9 Member Salaam.

10 COUNCIL MEMBER SALAAM: I vote aye.

11 SUBCOMMITTEE COUNSEL VIDAL: Council
12 Member Carr.

13 COUNCIL MEMBER CARR: Aye.

14 SUBCOMMITTEE COUNSEL VIDAL: By a vote of
15 six in affirmative, zero opposing, and zero
16 abstentions, the items are approved as described by
17 the Chair, and these items are now referred to the
18 Full Land Use Committee.

19 ACTING CHAIRPERSON SCHULMAN: That
20 concludes today's business.

21 I would like to thank the members of the
22 public, my Colleagues, Subcommittee Counsel, Land
23 Use, and other Council staff, and the Sergeants-at-
24 Arms for participating in today's meeting.

25 This meeting is hereby adjourned. [GAVEL]

C E R T I F I C A T E

World Wide Dictation certifies that the foregoing transcript is a true and accurate record of the proceedings. We further certify that there is no relation to any of the parties to this action by blood or marriage, and that there is interest in the outcome of this matter.



Date December 14, 2025