

The New York City Council

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



Meeting Minutes

Tuesday, July 22, 2008

10:00 AM

Committee Room - City Hall

Committee on Land Use

Melinda R. Katz, Chair

*Members: Maria Del Carmen Arroyo, Tony Avella, Maria Baez, Charles Barron,
Leroy G. Comrie, Inez E. Dickens, Simcha Felder, Daniel R. Garodnick, Eric N. Gioia,
Sara M. Gonzalez, Vincent M. Ignizio, Robert Jackson, Jessica S. Lappin, John C. Liu,
Miguel Martinez, Michael E. McMahon, Rosie Mendez, Annabel Palma, Joel Rivera,
Larry B. Seabrook, Helen Sears, Albert Vann and James Oddo*

Roll Call

Present,

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent,

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0826-2008

Application no. N 080358 ZRM submitted by the Department of Small Business Services pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York concerning Section 62-416 (Special regulations for zoning lots that include parks) relating to the East River Waterfront Esplanade and Piers Project. in Community Districts 1 and 3, in the Borough of Manhattan.

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0828-2008

Application no. C 050018 ZMX submitted by Ebling Partners LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 6c: changing from an M1-1 District to an R7X District and establishing within the proposed R7X District a C2-3 .

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0829-2008

Application no. N 080345 ZRK submitted by the Department of City Planning pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, concerning the modification of bulk regulations in Articles II and III, relating to certain narrow

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0835-2008

Application no. N 050402 ZRM submitted by Leader House Associates, pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York concerning Article VII, Chapter 8 (Special Regulations Applying to Large-Scale Residential Developments), relating to ownership provisions within the former West Side Urban Renewal Area, Community District #7, Borough of Manhattan.

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 7/21/08, Hearing Testimony - 7/21/08, Hearing Transcript - Zoning 7/22/08, Hearing Testimony - 7/22/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0773-2008 **Uniform land use review procedure application no. C 080195 HAM, an Urban Development Action Area Designation and Project and the disposition of such property, located at 50, 52, 54, 56, 58 and 60 East 131st Street, Borough of Manhattan, Council District no. 9. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.**

Attachments: Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0775-2008 **Application no. 20085615 HAM, an Urban Development Action Area Project, located at 1513 Lexington Avenue, Council District no. 8, 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 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Testimony, Hearing Transcript - Planning 6/2/08, Hearing Transcript - Planning 6/17/08, Hearing Transcript - Planning 6/25/08, Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Testimony, Hearing Transcript - Planning 6/2/08, Hearing Transcript - Planning 6/17/08, Hearing Transcript - Planning 6/25/08, Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0846-2008 Application no. 20095017 PNM pursuant to §1301(2)(f) of the New York City Charter concerning the proposed maritime lease at Pier A in Manhattan between the Department of Small Business Services and Battery Park City Authority in Council District no. 1.

Attachments: Hearing Testimony - 7/21/08, Hearing Transcript - Landmarks 7/21/08

This Land Use Application was Hearing on P-C Item by Comm

Attachments: Hearing Testimony - 7/21/08, Hearing Transcript - Landmarks 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0847-2008 Application no. 20095001 HAX, an Urban Development Action Area Project, located at 665 Jefferson Place, Council District no. 16, 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.

Attachments: Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0848-2008 **Application no. 20095002 HAX, an Urban Development Action Area Project, located at 667 Jefferson Place, Council District no. 16, 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.**

Attachments: Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0849-2008 **Application no. 20095006 HAQ, an Urban Development Action Area Project, located at 76-04 Little Neck Pkwy, Council District no. 23, Borough of Queens. 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.**

Attachments: Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann

LU 0850-2008 **Application no. 20095008 HAQ, an Urban Development Action Area Project, located at 218-14 103rd Avenue, Council District no. 27, Borough of Queens. 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.**

Attachments: Hearing Transcript - Planning 7/21/08

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Planning 7/21/08

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

Affirmative, 18 -

Katz, Arroyo, Avella, Barron, Comrie Jr., Dickens, Felder, Garodnick, Gioia, Ignizio, Jackson, Liu, McMahon, Mendez, Oddo, Palma, Seabrook and Sears

Absent, 6 -

Baez, Gonzalez, Lappin, Martinez, Rivera and Vann