



COUNCIL OF THE CITY OF NEW YORK

CALENDAR

OF THE

**SUBCOMMITTEE ON LANDMARKS, PUBLIC SITINGS,
RESILIENCY, AND DISPOSITIONS**

AND THE

SUBCOMMITTEE ON ZONING AND FRANCHISES

FOR THE MEETING OF AUGUST 12TH, 2026

KEVIN C. RILEY, *Chair*, Land Use Committee

FARAH N. LOUIS, *Chair*, Subcommittee on Zoning and Franchises

**CHRISTOPHER MARTE, *Chair*, Subcommittee on Landmarks,
Public Sitings, Resiliency, and Dispositions**

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

For questions about accessibility or to request additional accommodations please contact swerts@council.nyc.gov or nbenjamin@council.nyc.gov or (212) 788-6936 at least three (3) business days before the hearing.

Table of Contents

**All items may be subject to layover*

<u>Item No.</u>	<u>Page</u>
<i>Subcommittee on Landmarks, Public Sitings, Resiliency, and Dispositions public meeting scheduled for <u>08/12/26</u> commencing at <u>10:30 A.M.</u>, <u>Hearing Room 1, 250 Broadway, 8th Floor</u></i>	
<u>Vote(s)</u>	
1. <u>Queens CD2 Walk to Park Site Selection (L.U. No. 114)</u>	3
<i>Subcommittee on Zoning and Franchises public meeting scheduled for <u>08/12/26</u> commencing at <u>11:00 A.M.</u>, <u>Hearing Room 1, 250 Broadway, 8th Floor</u></i>	
<u>Hearing(s)</u>	
1. <u>815 Hutchinson River Parkway Rezoning (Pre. L.U.)</u>	5
2. <u>862-868 Kent Avenue (Pre. L.U.)</u>	5
3. <u>158-06 Northern Boulevard Rezoning (Pre. L.U.)</u>	6
4. <u>132 Melrose Street Rezoning (Pre. L.U.)</u>	6
<u>Vote(s)</u>	
1. <u>200 Kent Avenue Rezoning (L.U. Nos. 115, 116)</u>	7
2. <u>Flatiron NoMad Major Concessions (L.U. No. 117)</u>	7
3. <u>47-03 108th Street Rezoning (L.U. Nos. 118, 119)</u>	8

SUBCOMMITTEE ON LANDMARKS, PUBLIC SITINGS, RESILIENCY, AND DISPOSITIONS

The Subcommittee on Landmarks, Public Sitings, Resiliency, and Dispositions will hold a public meeting on the following matters in the **Hearing Room 1, 250 Broadway, 8th Floor**, New York City, N.Y. 10007 commencing at **10:30 A.M.**, on **Wednesday, August 12, 2026**:

L.U. No. 114

*The public hearing on this item was **held on July 22, 2026 and closed**. It was laid over by the Subcommittee on Landmarks, Public Sitings, Resiliency, and Dispositions.*

Application number **C 260089 PCQ (Queens CD 2 Walk to Park Site Selection/Acquisition)** submitted by the New York City Department of Citywide Administrative Services and the Department of Parks and Recreation, pursuant to Section 197-c of the New York City Charter, for acquisition of several properties and for the site selection of such properties for park use, including: 47 Avenue (Block 28, Lot 12), 5-23 47 Ave (Block 28, Lot 15), 5-13 47 Ave (Block 28, Lot 18), 47 Avenue (Block 28, Lot 121), 10-38 45 Rd (Block 49, Lot 35), 42-50 24 Street (Block 428, Lot 1), 12-12 43 Ave (Block 443, Lot 14), 37-36 56 Street (Block 1210, Lot 29), 56 Street (Block 1210, Lot 31), 56 Street (Block 1210, Lot 32), 41-10 70 Street (Block 1309, Lot 45), 40-25 61 Street (Block 1336, Lot 28), 46-02 Greenpoint Avenue (Block 153, Lot 13), 39-02 Queens Boulevard (Block 195, Lot 21), 31-21 Thomson Avenue (Block 275, Lot 11), 30-02 Skillman Avenue (Block 275, Lot 35), 31-10 Queens Boulevard (Block 275, Lot 80), 43-10 Van Dam Street (Block 276, Lot 35), 31-09 Starr Avenue (Block 301, Lot 1), 31-07 Starr Avenue (Block 301, Lot 5), 52-24 34 Street (Block 301, Lot 26), 34-10 Borden Avenue (Block 306, Lot 19), 37 Street (Block 311, Lot 30), 55-02 Northern Boulevard (Block 1179, Lot 1), Northern Boulevard (Block 1179, Lot 7), Northern Boulevard (Block 1180, Lot 27), Broadway (Block 1181, Lot 1), 57-05 Broadway (Block 1181, Lot 9), 57 Street (Block 1181, Lot 11), 33 35 57 Street (Block 1181, Lot 12), 33-35 57 Street (Block

1181, Lot 64), 57-14 Northern Boulevard (Block 1181, Lot 38), 60-20 Northern Boulevard (Block 1183, Lot 10), 56-02 Broadway (Block 1195, Lot 44), 56-07 Queens Boulevard (Block 1329, Lot 1), 57-07 Queens Boulevard (Block 1330, Lot 1), 57 17 Queens Boulevard (Block 1330, Lot 34), 68-15 Queens Boulevard (Block 1348, Lot 40), 48-02 Queens Boulevard (Block 2281, Lot 25), 70-04 Henry Avenue (Block 2436, Lot 61), 70-50 Queens Boulevard (Block 2444, Lot 40), 53-10 46 Street (Block 2535, Lot 25), 53-20 46 Street (Block 2535, Lot 31), 44-23 54 Avenue (Block 2535, Lot 33), 46-49 53 Avenue (Block 2544, Lot 36), 54-12 48 Street (Block 2545, Lot 40), and 48-26 54th Road (Block 2557, Lot 30), Borough of Queens, Community District 2, Council Districts 25 and 26.

SUBCOMMITTEE ON ZONING AND FRANCHISES

The Subcommittee on Zoning and Franchises will hold a public meeting on the following matters in the **Hearing Room 1, 250 Broadway, 8th Floor**, New York City, N.Y. 10007 commencing at **11:00 A.M.**, on **Wednesday, August 12, 2026**:

PRECONSIDERED L.U.

Application number **C 240161 ZMX (815 Hutchinson River Parkway Rezoning)** submitted by MD Hutch Owner LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 7a, changing from an M1-2 District to a C8-3 District, Borough of the Bronx, Community District 10, Council District 13.

PRECONSIDERED L.U.S ARE RELATED

PRE. L.U.

Application number **C 240283 ZMK (862-868 Kent Avenue)** submitted by Kent Development LLC and 124 Taaffe LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 12d and 16c, changing from an M1-1 District to an M1-4/R6A District and establishing a Special Mixed Use District (MX-4), Borough of Brooklyn, Community District 3, Council District 33.

PRE. L.U.

Application number **N 240284 ZRK (862-868 Kent Avenue)** submitted by Kent Development LLC and 124 Taaffe LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing Area, Borough of Brooklyn, Community District 3, Council District 33.

PRECONSIDERED L.U.S ARE RELATED

PRE. L.U.

Application number **C 260171 ZMQ (158-06 Northern Boulevard Rezoning)** submitted by Northern 158 Holdings LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 10c: eliminating from within an existing R5B District a C1-2 District; changing from an R2 District to an R7A District; changing from an R5B District to an R7A District; and establishing within the proposed R7A District a C2-4 District, Borough of Queens, Community District 7, Council District 20.

PRE. L.U.

Application number **N 250126 ZRQ (158-06 Northern Boulevard Rezoning)** submitted by Northern 158 Holdings LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing Area, Borough of Queens, Community District 7, Council District 20.

PRECONSIDERED L.U.S ARE RELATED

PRE. L.U.

Application number **C 260135 ZMK (132 Melrose Street Rezoning)** submitted by Melrose Towers Corp., pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 13b, changing from an M1-1 District to an M1-2A/R6A District and establishing a Special Mixed Use District (MX-22), Borough of Brooklyn, Community District 4, Council District 34.

PRE. L.U.

Application number **N 260136 ZRK (132 Melrose Street Rezoning)** submitted by Melrose Towers Corp., pursuant to Section 201 of the New

York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing Area, Borough of Brooklyn, Community District 4, Council District 34.

L.U. NOS. 115 AND 116 ARE RELATED

*The public hearing on these items was **held on July 21, 2026 and closed**.
It was laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 115

Application number **C 260149 ZMK (200 Kent Avenue Rezoning)** submitted by 206 Kent LLC and Kent Investor LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12c, changing from an M1-4 District to an M1-4A/R7X District and establishing a Special Mixed Use District (MX-8), Borough of Brooklyn, Community District 1, Council District 33.

L.U. No. 116

Application number **N 260150 ZRK (200 Kent Avenue Rezoning)** submitted by 206 Kent LLC and Kent Investor LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing Area, Borough of Brooklyn, Community District 1, Council District 33.

L.U. No. 117

*The public hearing on this item was **held on July 21, 2026 and closed**. It
was laid over by the Subcommittee on Zoning and Franchises.*

Application number **C 260123 MCM (Flatiron NoMad Major Concessions)** submitted by the New York City Department of Transportation, pursuant to Section 197-c of the New York City Charter, for a major concession to facilitate the expansion of the existing Flatiron District concession area boundaries, Borough of Manhattan, Community District 5, Council Districts 2 and 3.

L.U. NOS. 118 AND 119 ARE RELATED

*The public hearing on these items was **held on July 21, 2026 and closed.**
It was laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 118

Application number **C 260147 ZMQ (47-03 108th Street Rezoning)** submitted by 108 Realty Group Inc., pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 10b, changing from an R6B District to an R7X District and establishing within the proposed R7X District a C2-4 District, Borough of Queens, Community District 4, Council District 21.

L.U. No. 119

Application number **N 260148 ZRQ (47-03 108th Street Rezoning)** submitted by 108 Realty Group Inc., pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing Area, Borough of Queens, Community District 4, Council District 21.