



COUNCIL OF THE CITY OF NEW YORK

**AGENDA
OF
THE LAND USE COMMITTEE
FOR THE MEETING OF MAY 14, 2013**

LEROY G. COMRIE, *Chair*, Land Use Committee

MARK WEPRIN, *Chair*, Subcommittee on Zoning and Franchises

BRAD LANDER, *Chair*, Subcommittee on Landmarks, Public Siting
and Maritime Uses

STEPHEN LEVIN, *Chair*, Subcommittee on Planning, Dispositions
and Concessions

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

**AGENDA
OF THE
LAND USE COMMITTEE**

The Land Use Committee will hold a meeting in the **Council Committee Room, 14th Floor, 250 Broadway**, New York City, New York 10007, commencing at **10:00 A.M. on Tuesday, May 14, 2013**, and will consider the following items and conduct such other business as may be necessary:

**L.U. No. 802
SPECIAL LONG ISLAND CITY TEXT AMENDMENT
QUEENS CB's - 1 and 2 N 130134 ZRQ**

Application submitted by the New York City 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, relating to Article I, Chapter 4 and Article XI, Chapter 7, to modify certain provisions related to sidewalk cafés and to height and setback provisions of the Queens Plaza Subdistrict of the Special Long Island City Mixed Use District.

L.U. NOS. 803 AND 804 ARE RELATED

**L.U. No. 803
580 GERARD AVENUE REZONING
BRONX CB - 4 C 130064 ZMX**

Application submitted by NR Property 2 LLC pursuant to Sections 197-c and 201 of the New York City Charter for the amendment of the Zoning Map, Section No. 6a:

1. changing from an M1-2 District to an R7A District property bounded by a line 360 feet northerly of East 150th Street, a line midway between Gerard Avenue and Walton Avenue, East 150th Street, and Gerard Avenue; and

2. establishing within a proposed R7A District a C2-4 District a line 360 feet northerly of East 150th Street, a line midway between Gerard Avenue and Walton Avenue, East 150th Street, and Gerard Avenue; and

as shown on a diagram (for illustrative purposes only) dated November 13, 2012 and subject to the CEQR Declaration E-292.

L.U. No. 804

580 GERARD AVENUE REZONING

BRONX CB - 4

N 130065 ZRX

Application submitted by NR Property 2 LLC pursuant to Section 201 of the New York City Charter for the amendment of the Zoning Resolution of the City of New York, concerning Appendix F (Inclusionary Housing Designated Areas) in Community District 4.

L.U. No. 805

FIREHOUSE ENGINE COMPANY 268

QUEENS CB - 14

20135414 HKQ (N 130202 HKQ)

Designation (List 462/LP-2527) by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter regarding the landmark designation of Firehouse, Engine Company 268, Hook & Ladder Company 137, located at 259 Beach 116th Street (Tax Map Block 16212, Lot 14), as an historic landmark.

L.U. No. 806

FIREHOUSE ENGINE COMPANY 46

BRONX CB - 6

20135410 HKX (N 130198 HKX)

Designation (List No. 462/LP-2523) by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter regarding the landmark designation of the Firehouse, Engine Company 46, Hook & Ladder Company 17, located at 451-453 East 176th Street (Block 2909, Lot 40), as an historic landmark.

L.U. No. 807

FIREHOUSE ENGINE COMPANY 73

BRONX CB - 1

20135411 HKX (N 130199 HKX)

Designation (List No. 462/LP-2524) by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter regarding the landmark designation of the Firehouse, Engine Company 73, Hook & Ladder Company 42, located at 655-659 and 661 Prospect Avenue, East 152nd Street (Block 2675, Lot 33), as an historic landmark.

L.U. No. 808

FIREHOUSE ENGINE COMPANY 28

BROOKLYN CB - 7

20135412 HKK (N 130200 HKK)

Designation (List No. 462/LP-2525) by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter regarding the landmark designation of the Firehouse, Engine Company 28 (now Engine Company 228), located at 436 39th Street (Block 709, Lot 19), as an historic landmark.

L.U. No. 809

FIREHOUSE ENGINE COMPANY 40

BROOKLYN CB - 7

20135413 HKK (N 130201 HKK)

Designation (List 462/LP-2526) by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter regarding the landmark designation of the Firehouse, Engine Company 40, Hook & Ladder Company 21 (now Engine Company 240/Battalion 48), located at 1307-1309 Prospect Avenue (Block 5285, Lot 21), as an historic landmark.

L.U. No. 810
847 FOX STREET

BRONX CB - 2

20135524 HAX

Application submitted by the New York City Department of Housing Preservation and Development (HPD) for approval of an Urban Development Action Area Project and related tax exemption for property located at 847 Fox Street, Borough of Bronx, Community Board 2, Council District 17, pursuant to Article 16 of the New York General Municipal Law and Section 577 of the Private Housing Finance Law.

L.U. No. 812
748 BECK STREET

BRONX CB - 2

20135525 HAX

Application submitted by the New York City Department of Housing Preservation and Development (HPD) for approval of an Urban Development Action Area Project and related tax exemption for property located at 748 Beck Street, Borough of Bronx, Community Board 2, Council District 17, pursuant to Article 16 of the New York General Municipal Law and Section 577 of the Private Housing Finance Law.

L.U. No. 814
244-246 ELIZABETH STREET

MANHATTAN CB - 2

20135529 HAM

Application submitted by the New York City Department of Housing Preservation and Development (HPD) for approval of an Urban Development Action Area Project and related tax exemption for property located at 244-246 Elizabeth Street, Borough of Manhattan, Community Board 2, Council District 1, pursuant to Article 16 of the New York General Municipal Law and Section 577 of the Private Housing Finance Law.

L.U. No. 818
TPT-TBX904 (CRESTON HEIGHTS)

BRONX CB - 7

20135521 HAX

Application submitted by the New York City Department of Housing Preservation and Development (“HPD”), for an exemption of real property taxes pursuant to Section 577 of the Private Housing Finance Law for property located at 2600 Briggs Avenue (Block 3293, Lot 39), Borough of the Bronx, Community Board 7, Council District 15.

L.U. No. 820
BEN & JACK'S STEAKHOUSE

MANHATTAN CB - 5 **20135404 TCM**

Application pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of HPA Restaurant, LLC, d/b/a Ben & Jack's Steakhouse, for a revocable consent to continue to maintain and operate an unenclosed sidewalk café located at 255 Fifth Avenue.

L.U. No. 822
WILLIAMSBURG CAFÉ

BROOKLYN CB - 1 **20135399 TCK**

Application pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of Ahshi Global, Inc., d/b/a Williamsburg Café, for a revocable consent to continue to maintain and operate an unenclosed sidewalk café located at 623 Grand Street.

L.U. Nos. 815 and 817

Proposals subject to Council review and action pursuant to the Urban Development Action Area Act, Article 16 of the New York General Municipal Law, at the request of the Department of Housing Preservation and Development ("HPD"), which requests that the Council:

1. Find that the present status of the listed areas tends to impair or arrest the sound growth and development of the municipality and that the proposed Urban Development Action Area Projects are consistent with the policy and purposes of Section 691 of the General Municipal Law;
2. Waive the area designation requirements of Section 693 of the General Municipal Law pursuant to said Section;

3. Waive the requirements of Sections 197-c and 197-d of the New York City Charter pursuant to Section 694 of the General Municipal Law;
4. Approve the projects as Urban Development Action Area Projects pursuant to Section 694 of the General Municipal Law; and
5. Approve an exemption of the project from real property taxes pursuant to Section 696 of the General Municipal Law for L.U. No. 817:

L.U. No.	Non-ULURP No.	Address	Block/Lot	Program	CB	Tax Exemption
815	20135532 HAR	176 Dewey Avenue Staten Island	4630/1	Tenant Ownership	03	
817	20135526 HAK	201 Mother Gaston Boulevard 203 Mother Gaston Boulevard 205 Mother Gaston Boulevard 2396 Dean Street Brooklyn	1450/10 1450/9 1450/8 1450/11	New Foundations	16	Section 696

