

CITY COUNCIL
LAND USE DIVISION

2019 OCT 17 A 11:04



CITY PLANNING COMMISSION
CITY OF NEW YORK

OFFICE OF THE CHAIR

10/17/19
10:37am

October 17, 2019

City Council
City Hall
New York, NY 10007

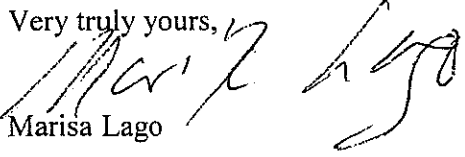
Re: NYC Borough-Based Jail System
C 190333 PSY
N 190334 ZRY
C 190335 ZSX
C 190336 ZMX
N 190337 ZRX
C 190338 HAX
C 190339 ZSK
C 190116 MMK
C 190340 ZSM
C 190341 PQM
C 190252 MMM
C 190342 ZSQ
C 190117 MMQ

Honorable Members of the Council:

The City Planning Commission (the "Commission") has received the attached correspondence, dated October 16, 2019, from the City Council regarding the proposed modifications to the above-referenced application submitted by the New York City Department of Correction and the New York City Mayor's Office of Criminal Justice.

In accordance with Section 197-d(d) of the New York City Charter, the Commission, on October 17, 2019, has determined that the City Council's proposed modifications raise no land use or environmental issues requiring further review.

Very truly yours,


Marisa Lago

c: D. DeCerbo
A. Laremont

S. Amron
R. Singer

F. Ruchala
T. Wolfson

Marisa Lago, Chair
City Planning Commission
120 Broadway, 31st Fl. - New York, N.Y. 10271-3100
(212) 720-3200
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THE COUNCIL
THE CITY OF NEW YORK
LAND USE DIVISION
250 BROADWAY - ROOM 1602
NEW YORK NEW YORK 10007

RAJU MANN
DIRECTOR

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RMANN@COUNCIL.NYC.GOV

October 16, 2019

Honorable Marisa Lago, Chair
City Planning Commission
120 Broadway, 31st Floor
New York, NY 10271

Re: Application No.: N 190337 ZRX (Pre. L.U. No. 515)
Related Application Nos.: C 190333 PSY, N 190334 ZRY, C 190335 ZSX,
C 190336 ZMX, C 190338 HAX, C 190339 ZSK,
C 190116 MMK, C 190340 ZSM, C 190341 PQM,
C 190252 MMM, C 190342 ZSQ, & C 190117 MMQ

Borough-Based Jail System

Dear Chair Lago:

On October 16, 2019 the Land Use Committee of the City Council, by a vote of 12-4-0 for Application N **190337 ZRX**, recommended modifications of the City Planning Commission's decision in the above-referenced matter.

Pursuant to Section 197-d(d) of the City Charter I hereby file the proposed modifications with the Commission:

- Matter underlined is new, to be added;
 - Matter ~~struck out~~ is to be deleted;
 - Matter within # # is defined in Section 12-10;
 - Matter ~~double struck out~~ is old, deleted by the City Council;
 - Matter double-underlined is new, added by the City Council
- *** indicates where unchanged text appears in the Zoning Resolution

**ARTICLE XII
SPECIAL PURPOSE DISTRICTS**

* * *

Chapter 3

Special Mixed Use District

* * *

123-63

Maximum Floor Area Ratio and Lot Coverage Requirements for Zoning Lots Containing Only Residential Buildings in R6, R7, R8 and R9 Districts

Where the designated #Residence District# is an R6, R7, R8 or R9 District, the minimum required #open space ratio# and maximum #floor area ratio# provisions of Section 23-151 (Basic regulations for R6 through R9 Districts) shall not apply. In lieu thereof, all #residential buildings#, regardless of whether they are required to be #developed# or #enlarged# pursuant to the Quality Housing Program, shall comply with the maximum #floor area ratio# and #lot coverage# requirements set forth for the designated district in Sections 23-153 (For Quality Housing buildings) or 23-155 (Affordable independent residences for seniors), as applicable.

* * *

However, in #Inclusionary Housing designated areas# and #Mandatory Inclusionary Housing areas#, as listed in the table in this Section, the maximum permitted #floor area ratio# shall be as set forth in Section 23-154 (Inclusionary Housing). The locations of such districts are specified in APPENDIX F of this Resolution.

#Special Mixed Use District#	Designated #Residence District#
* * *	
MX 16 - Community Districts 5 and 16, Brooklyn	R6A R7A R7D R8A
MX 18 - Community District 1, The Bronx	<u>R7X</u>

* * *

123-90

SPECIAL MIXED USE DISTRICTS SPECIFIED

The #Special Mixed Use District# is mapped in the following areas:

* * *

#Special Mixed Use District# - 17: (3/22/18)
 Hunts Point, The Bronx

The #Special Mixed Use District# - 17 is established in Hunts Point in The Bronx as indicated on the #zoning maps#.

Honorable Marisa Lago, Chair
Application No.: N 190337 ZRX (Pre. L.U. No. 515)
October 16, 2019
Page 3 of 5

#Special Mixed Use District# - 18: [date of adoption]
Mott Haven, The Bronx

The #Special Mixed Use District# - 18 is established in Mott Haven in The Bronx as indicated on the #zoning maps#.

* * *

APPENDIX F
Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

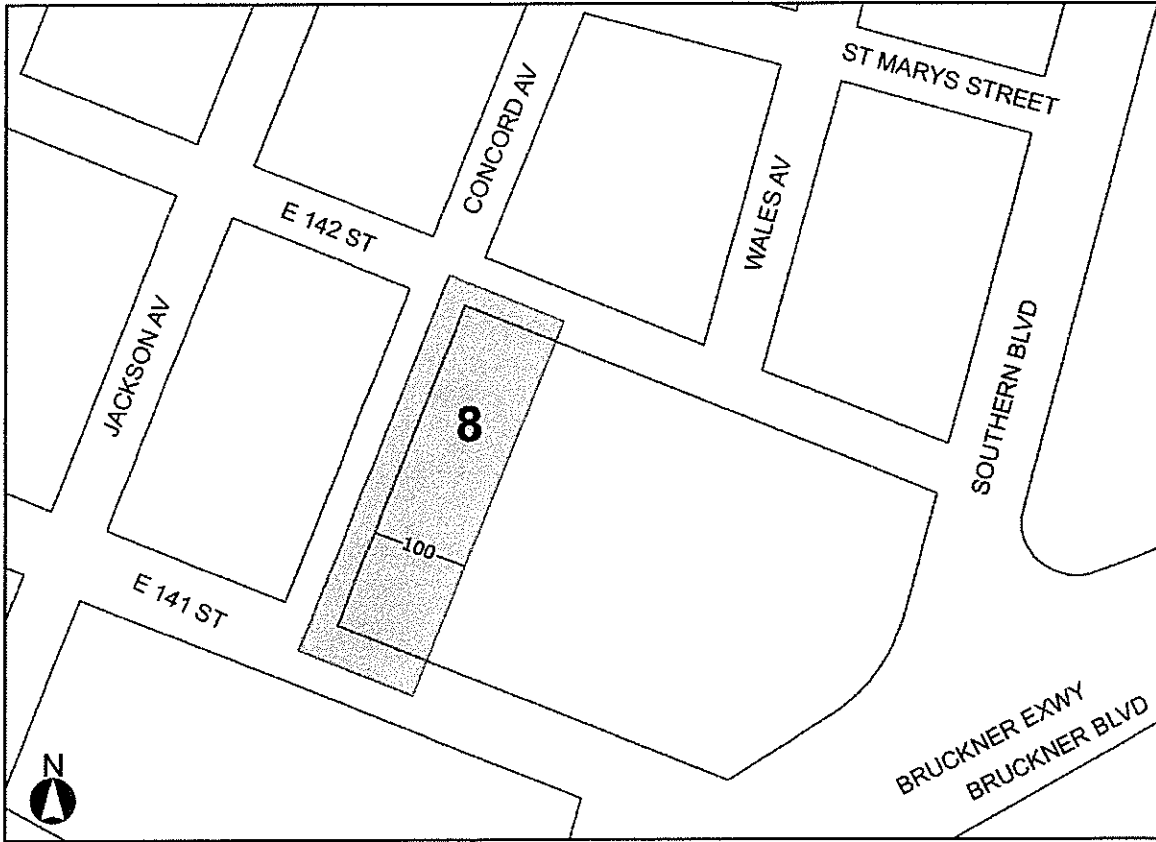
* * *


THE BRONX
The Bronx Community District 1

* * *

Map 7 – [date of adoption]

[PROPOSED MAP]



 Mandatory Inclusionary Housing Program Area *see Section 23-154Cd/C3/*
Area 8 - [date of adoption] MIH Program Option 1 and ~~Option 2~~ Deep Affordability
Option

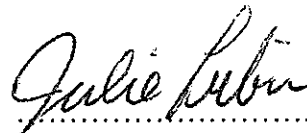
Portion of Community District 1, The Bronx

* * *

Honorable Marisa Lago, Chair
Application No.: N 190337 ZRX (Pre. L.U. No. 515)
October 16, 2019
Page 5 of 5

Please feel free to contact me at (212) 482-5185 if you or your staff have any questions in this regard.

Sincerely,



.....
Julie Lubin,
General Counsel

JL:mcs

RECEIVED BY: _____

DATE: _____

TIME: _____

- C: Members, City Planning Commission
- Raju Mann, Director, Land Use Division
- Amy Levitan, Deputy Director
- Jeff Campagna, Deputy General Counsel
- Angelina Martinez-Rubio, Deputy General Counsel
- Arthur Huh, Assistant General Counsel
- Jeff Yuen, Project Manager
- Susan Amron, Esq., DCP
- Danielle J. DeCerbo, DCP
- File