



COUNCIL OF THE CITY OF NEW YORK

**CALENDAR
OF THE
COMMITTEE ON LAND USE
SUBCOMMITTEE ON ZONING AND FRANCHISES
MEETING
FOR MARCH 8, 2022**

RAFAEL SALAMANCA, JR., *Chair*, Land Use Committee

KEVIN RILEY, *Chair*, Subcommittee on Zoning and Franchises

FARAH N. LOUIS, *Chair*, Subcommittee on Landmarks, Public Sitings
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

<u>Item No.</u>		Page
<i>Subcommittee on Zoning and Franchises public hearing scheduled for <u>03/08/22</u> commencing at <u>11:00 A.M., remote hearing.</u></i>		
1.	Sutter Avenue Rezoning (Pre. L.U.s).....	3
2.	1034-1042 Atlantic Avenue Rezoning (L.U. Nos. 20-22).....	3-4
3.	870-888 Atlantic Avenue Rezoning (L.U. Nos. 23-25).....	4-5

If you are a member of the public who wishes to testify, please register via the New York City Council Home Page at <https://council.nyc.gov/>, where you can also find links to livestream the hearing and recordings of past hearings.



SUBCOMMITTEE ON ZONING AND FRANCHISES

The Subcommittee on Zoning and Franchises will hold a remote public hearing on the following matters, commencing at **11:00 A.M. Tuesday, March 8, 2022:**

PRECONSIDERED L.U.S ARE RELATED

PRECONSIDERED L.U.

Application No. **C 210031 ZMK (Sutter Avenue Rezoning)** submitted by Almonte Lincoln, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 17c and 18a, changing from an R5 District to an R6A District and establishing within the proposed R6A District a C2-4 District, Borough of Brooklyn, Community District 5, Council District 42.

PRECONSIDERED L.U.

Application No. **N 210032 ZRK (Sutter Avenue Rezoning)** submitted by Almonte Lincoln, LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, for property located in the Borough of Brooklyn, Community District 5, Council District 42.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

L.U. NOS. 20 THROUGH 22 ARE RELATED

L.U. No. 20

Application No. **C 210386 ZMK (1034–1042 Atlantic Avenue Rezoning)** submitted by EMP Capital Group, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 16c, changing from an M1-1 District to an R7A District; changing from an M1-1 District to a C6-3A District; and establishing within the proposed R7A District a C2-4 District, for property located in the Borough of Brooklyn, Community District 8, Council District 35.

L.U. No. 21

Application No. **N 210387 ZRK (1034–1042 Atlantic Avenue Rezoning)** submitted by EMP Capital Group, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying Article III Chapter 5 for the purpose of amending street wall location regulations and modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, for property located in the Borough of Brooklyn, Community District 8, Council District 35.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

L.U. No. 22

Application No. **C 210379 ZSK (1034–1042 Atlantic Avenue Rezoning)** submitted by EMP Capital Group, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-533 of the Zoning Resolution to reduce the required number of accessory off-street parking spaces to 20 for dwelling units in a development within a Transit Zone, that includes at least 20 percent of all dwelling units as income-restricted housing units, in connection with a proposed mixed-use development on property located in R7A/C2-4 and C6-3A Districts at 1034 -1042 Atlantic Avenue (Block 1125, Lots 29 and 33), Borough of Brooklyn, Community District 8, Council District 35.

L.U. NOS. 23 THROUGH 25 ARE RELATED

L.U. No. 23

Application No. **C 210335 ZMK (870-888 Atlantic Avenue Rezoning)** submitted by Y & T Development, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 16c, by changing from an existing M1-1 District to a C6-3A District on property located in the Borough of Brooklyn, Community District 8, Council District 35.

L.U. No. 24

Application No. **N 210336 ZRK (870-888 Atlantic Avenue Rezoning)** submitted by Y & T Development, LLC, pursuant to Section 201 of the New York City Charter,

for an amendment of the Zoning Resolution of the City of New York, modifying Article III Chapter 5 for the purpose of amending street wall location regulations and modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, on property located in the Borough of Brooklyn, Community District 8, Council District 35.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

L.U. No. 25

Application No. **C 210260 ZSK (870-888 Atlantic Avenue Rezoning)** submitted by Y & T Development, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-533 of the Zoning Resolution to reduce the number of required accessory off-street parking spaces for dwelling units in a development within a Transit Zone, that includes at least 20 percent of all dwelling units as income-restricted housing units, in connection with a proposed mixed-use development, on property in a C6-3A located at Block 1122, Lots 21 & 26, Borough of Brooklyn, Community District 8, Council District 35.

