

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Monday, February 3, 2003

1:00 PM

250 Broadway, Hearing Room, 16th Fl.

Subcommittee on Planning, Dispositions and Concessions

Miguel Martinez, Chair

*Members: Joel Rivera, Maria Baez,
Hiram Monserrate, Andrew J. Lanza*

Roll Call

Present: Martinez, Monserrate and Lanza

Absent: Rivera and Baez

LU 0283-2002 **Uniform land use review procedure application no. C 030054 HAM, an Urban Development Action Area Designation and Project located at 734-744 East 5th Street, and the disposition of such property, Borough of Manhattan, Council District no. 2. 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., an Urban Development Action Area Designation and Project located at 734-744 East 5th Street, and the disposition of such property, Borough of Manhattan, Council District no. 2. 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 1/14, Hearing Transcript - Stated Meeting - 2/26

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting - 2/26

LU 0333-2002 **Application no. N 030078 HAX, an Urban Development Action Area Designation and Project, located at 1437 Prospect Avenue, Borough of the Bronx, Council District no. 16. This matter is subject to Council Review and action pursuant to §197-d of the New York City Charter and Article 16 of the General Municipal Law.**

Attachments: Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Stated Meeting - Hearing Transcript - 2/12/03

LU 0334-2002 **Application no. N 030135 HAM, an Urban Development Action Area Designation and Project, located at 109 East 125th Street, Borough of Manhattan, Council District no. 8. This matter is subject to Council Review and action pursuant to §197-d of the New York City Charter and Article 16 of the General Municipal Law**

Attachments: Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Stated Meeting - Hearing Transcript - 2/12/03

LU 0356-2003 **Uniform land use review procedure application no. C 020646 PPK, pursuant to §197-c and §197-d of the New York City Charter concerning the disposition of two city-owned properties, located in Community Board 3, Borough of Brooklyn, Council Districts no. 34 and 36. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d(b)(2) of the Charter or called up by vote of the Council pursuant to §197-d(b)(3) of the Charter.**

Attachments: Hearing Transcript - Stated Meeting - 2/26

Attachments: Hearing Transcript - Stated Meeting - 2/26

LU 0292-2002 **Application no. 20035070 HAK, an Urban Development Action Area Project known as JVA Houses, L.P., located in Community Board 5, Council Districts no. 37 and 42, Borough of Brooklyn. 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 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0296-2002 **Application no. 20035074 HAM, an Urban Development Action Area Project known as WHGA Lenox Housing Associates, L.P., located in Community Board 10, Council District no. 9, 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.**

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0297-2002 **Application no. 20035075 HAM, an Urban Development Action Area Project known as the East 115th Street Cluster, located in Community Board 11, Council Districts no. 8 and 9, 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.**

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0309-2002 **Application no. 20035092 HAX, an Urban Development Action Area Project located at 962 East 172nd Street, Council District no. 18, 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, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0312-2002 **Application no. 20035095 HAK, an Urban Development Action Area Project located at 211 Van Buren Street, Council District no. 36, Borough of Brooklyn. 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 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0313-2002 **Application no. 20035096 HAK, an Urban Development Action Area Project located at known as the Ocean Hill Site located in Community Board 16, Council Districts no. 37 and 41, Borough of Brooklyn. 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 1/14, Hearing Transcript - Stated Meeting 3/12

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 3/12

LU 0318-2002 **Application no. 20035101 HAM, an Urban Development Action Area Project, located at 207-213 West 144th Street, Council District no. 7, 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 Transcript 1/14, Hearing Transcript - Stated Meeting 3/12

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 3/12

LU 0321-2002 **Application no. 20035106 HAK, an Urban Development Action Area Project located at 1005 Putnam Avenue, Council District no. 41, Borough of Brooklyn. 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 Transcript 1/14, Hearing Transcript - Stated Meeting 3/12

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 3/12

LU 0322-2002 **Application no. 20035107 HAK, an Urban Development Action Area Project located at 143 Herkimer Street, Council District no. 36, Borough of Brooklyn. 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 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0323-2002 **Application no. 20035108 HAX, an Urban Development Action Area Project located in Community Board 3, Council Districts no. 15, 16, 17 and 18, 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 1/14, Hearing Transcript 3/20

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20

LU 0327-2002 **Application no. 20035118 HAQ, an Urban Development Action Area Project located at 656 Woodward Avenue, Council District no. 30, 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 1/14, Hearing Transcript - Stated Meeting 4/9

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 4/9

LU 0328-2002 **Application no. 20035119 HAQ, an Urban Development Action Area Project located at 57-12 58th Place, Council District no. 26, 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 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0330-2002 **Application no. 20035221 HAQ, an Urban Development Action Area Project located at 662 Woodward Avenue, Council District no. 30, 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 1/14, Hearing Transcript - Stated Meeting 4/9

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 4/9

LU 0338-2003 **Application no. 20035126 HAK, an Urban Development Action Area Project located at 149 Manhattan Avenue, Council District no. 34, Borough of Brooklyn. 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 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0339-2003 **Application no. 20035127 HAK, an Urban Development Action Area Project located at 1121 and 1123 Green Avenue, Council District no. 34, Borough of Brooklyn. 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 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

LU 0340-2003 **Application no. 20035128 HAK, an Urban Development Action Area Project known as the Watkins Street Cluster located in Community Boards 3 and 16, Council Districts no. 36 and 42, Borough of Brooklyn. 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 1/14, Hearing Transcript 4/28, Hearing Transcript - Stated Meeting 4/30

Attachments: Hearing Transcript 1/14, Hearing Transcript 4/28, Hearing Transcript - Stated Meeting 4/30

LU 0341-2003 **Application no. 20035129 HAX, an Urban Development Action Area Project located at 645 Melrose Avenue, Council District no. 17, 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 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0342-2003 **Application no. 20035130 HAM, an Urban Development Action Area Project known as the West 139th Street Cluster, located in Community Board 10, Council District no. 9, 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.**

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

LU 0344-2003 **Application no. 20035132 HAM, an Urban Development Action Area Project, located at 59 West 87th Street, Council District no. 6, 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 Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0345-2003 **Application no. 20035133 HAM, an Urban Development Action Area Project, located at 61 West 87th Street, Council District no. 6, 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 Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0346-2003 **Application no. 20035134 HAM, an Urban Development Action Area Project, located at 63 West 87th Street, Council District no. 6, 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 Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0347-2003 **Application no. 20035135 HAM, an Urban Development Action Area Project, located at 811 St. Nicholas Avenue, Council District no. 7, 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 Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

LU 0348-2003 **Application no. 20035136 HAM, an Urban Development Action Area Project, located at 849 St. Nicholas Avenue, Council District no. 7, 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 Transcript 1/14, Hearing Transcript - Stated Meeting 4/9

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting 4/9

LU 0349-2003 **Application no. 20035137 HAM, an Urban Development Action Area Project, located at 222 East 13th Street, Council District no. 2, 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.**

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting - 2/26

Attachments: Hearing Transcript 1/14, Hearing Transcript - Stated Meeting - 2/26

LU 0350-2003 **Application no. 20035143 HAX, an Urban Development Action Area Project, located at 906-08 East 141st Street, Council District no. 17, 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 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Attachments: Hearing Transcript 1/14, Stated Meeting - Hearing Transcript - 2/12/03

Affirmative: 3 -
Martinez, Monserrate and Lanza

Absent: 2 -
Rivera and Baez

LU 0351-2003 **Application no. 20035144 HAX, an Urban Development Action Area Project known as the Park Avenue Cluster, located in Community Board 3, Council Districts no. 16 and 17, 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 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

LU 0352-2003 **Application no. 20035145 HAM, an Urban Development Action Area Project known as the West 145th Street Cluster, located in Community Board 10, Council Districts no. 7 and 9, 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.**

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

Attachments: Hearing Transcript 1/14, Hearing Transcript 3/20, Hearing Transcript - Stated Meeting 3/26

AND SUCH OTHER BUSINESS AS MAY BE NECESSARY