

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Tuesday, September 10, 2024

12:00 PM

250 Broadway - Committee Room, 16th Floor

Subcommittee on Zoning and Franchises

Kevin C. Riley, Chair

*Members: Shaun Abreu, David M. Carr, Kamillah Hanks,
Francisco P. Moya, Yusef Salaam and Lynn C. Schulman*

Roll Call

Present: Riley, Abreu, Carr, Moya, Salaam and Schulman

Absent: Hanks

Other Council Members Attending: Cabán and Menin

LU 0132-2024

Application number C 240237 ZMM (MSK Pavilion) submitted by Memorial Sloan Kettering Cancer Center, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 8c, changing from an R8 District to an R9 District, Borough of Manhattan, Community District 8, Council District 5.

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 582, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing Held by Committee

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 582, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Laid Over by Subcommittee

LU 0133-2024

Application number N 240238 ZRM (MSK Pavilion) submitted by Memorial Sloan Kettering Cancer Center, 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 VII, Chapter 9 (Special Regulations Applying to Large-Scale Community Facility Developments), Borough of Manhattan, Community District 8, Council District 5.

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 583, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Laid Over by Subcommittee

LU 0134-2024

Application number C 240235 ZSM (MSK Pavilion) submitted by Memorial Sloan Kettering Cancer Center, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 79-43 of the Zoning Resolution (as proposed to be amended) to modify: the height and setback requirements of Section 24-522 (Front setbacks in districts where front yards are not required) on the periphery of a large scale community facility development; the lot coverage requirements of Section 24-11 (Maximum Floor Area Ratio and Percentage of Lot Coverage); and the sign regulations of Section 22-231 (Nameplates or identification signs) and Section 22-342 (Height of signs) to facilitate a proposed 31-story inpatient medical facility on the South Block Zoning Lot (Block 1461, Lots 13 & 21), in R9(as proposed to be amended) and R10 Districts, within an existing Large-Scale Community Facility Development generally bounded by East 69th Street, a line 338 feet easterly of First Avenue, a line midway between East 69th Street and East 68th Street, a line 463 feet easterly of First Avenue, East 68th Street, York Avenue, East 66th Street, a line 300 feet westerly of York Avenue, East 67th Street, First Avenue, East 68th Street, and a line 100 feet easterly of First Avenue (Block 1461, Lots 13 & 21, Block 1462, Lots 1 & 5, and Block 1463, Lots 5 and 7501 (condo lot 1001)) in R8, R9(as proposed to be amended), and R10 Districts, Borough of Manhattan, Community District 8, Council District 5.

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 584, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing Held by Committee

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 584, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Laid Over by Subcommittee

LU 0135-2024

Application number M 240240 LDM (MSK Pavilion) submitted by Memorial Sloan Kettering Cancer Center for cancellation of a restrictive declaration associated with the approved applications 010547 ZMM, 010145 ZSM and 010549 ZAM which was recorded on December 20, 2001 in Reel 3413, Page 1860 in the Office of the New York County Register, Borough of Manhattan, Community District 8, Council District 5.

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 585, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing Held by Committee

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 585, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Laid Over by Subcommittee

LU 0136-2024

Application number C 240236 GFM (MSK Pavilion) submitted by Memorial Sloan Kettering Cancer Center, pursuant to Sections 197-c of the New York City Charter for a revocable consent to construct, maintain and use a 24 foot-wide pedestrian bridge over East 67th Street approximately 67 feet westerly of First Avenue, Borough of Manhattan, Community District 8, Council District 5.

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 586, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing Held by Committee

Attachments: August 15, 2024 - Stated Meeting Agenda, Calendar of the Subcommittee Meetings - September 10, 2024, Hearing Testimony - Zoning 9-10-24, Calendar of the Zoning Subcommittee Meeting and Land Use Meeting - September 24, 2024, Committee Report, Res. No. 586, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Laid Over by Subcommittee

LU 0145-2024

Application number C 230250 ZMQ (21st Street Rezoning) submitted by Astoria Park Warehouse, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9a, eliminating from within an existing R5D District a C1-3 District, changing from an R5B District to an R6A District, changing from an R5D District to an R6A District, and establishing within the proposed R6A District a C1-4 District, Borough of Queens, Community District 1, Council District 22.

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, Zoning 9/10/24 - Appearance Card, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 590, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing on P-C Item by Comm

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, Zoning 9/10/24 - Appearance Card, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 590, Hearing Transcript - Zoning 9-10-24

This Land Use Application was P-C Item Laid Over by Comm

LU 0146-2024

Application number N 230251 ZRQ (21st Street Rezoning) submitted by Astoria Park Warehouse, 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, Borough of Queens, Community District 1, Council District 22.

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, Zoning 9/10/24 - Appearance Card, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 591, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing on P-C Item by Comm

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, Zoning 9/10/24 - Appearance Card, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 591, Hearing Transcript - Zoning 9-10-24

This Land Use Application was P-C Item Laid Over by Comm

LU 0147-2024

Application number G 240057 XAK (281-311 Marcus Garvey Boulevard) submitted by the New York City Department of Housing Preservation and Development (HPD), pursuant to Article XI of the Private Housing Finance Law for approval of an exemption from real property taxes for property located at 281 Marcus Garvey Boulevard (Block 1629, p/o Lot 1 (Tentative Lot 5)) and 311 Marcus Garvey Boulevard (Block 1634, p/o Lot 1 (Tentative Lot 80)), Borough of Brooklyn, Community District 3, Council District 36.

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 592, Hearing Transcript - Zoning 9-10-24

This Land Use Application was Hearing on P-C Item by Comm

Attachments: Calendar of the Subcommittee Meetings - September 10, 2024, September 12, 2024 - Stated Meeting Agenda, Calendar of the Zoning Subcommittee Meeting - September 17, 2024, Calendar of the Land Use Meeting - September 19, 2024, Hearing Transcript - Zoning 9-17-24, Committee Report, Res. No. 592, Hearing Transcript - Zoning 9-10-24

This Land Use Application was P-C Item Laid Over by Comm