



Legislation Details (With Text)

**File #:** Res 2136-2009      **Version:** \*      **Name:** LU 1140 - ULURP, Coney Island, Brooklyn (C090276HAK)  
**Type:** Resolution      **Status:** Adopted  
**In control:** Committee on Land Use

**On agenda:** 7/29/2009

**Enactment date:**      **Enactment #:**

**Title:** Resolution approving the decision of the City Planning Commission on an application submitted by the Department of Housing Preservation and Development, ULURP No. C 090276 HAK, approving the designation of property located at 1918 Mermaid Avenue (Block 7060, Lot 1), 1920 Mermaid Avenue (Block 7060/ Lot 3), 1922 Mermaid Avenue (Block 7060/Lot 4), 1924 Mermaid Avenue (Block 7060/Lot 5), 1928 Mermaid Avenue (Block 7060/Lot 7), 1930 Mermaid Avenue (Block 7060/ Lot 8), 1932 Mermaid Avenue (Block 7060/Lot 9), West 19th Street (Block 7060/14), West 19th Street (Block 7060/Lot 16), West 19th Street (Block 7060/Lot 17), 2924 West 19th Street (Block 7060/Lot 18), 2926 West 19th Street (Block 7060/Lot 19), 2930 West 19th Street (Block 7060/Lot 20), 2934 West 19th Street (Block 7060/Lot 21), 2936 West 19th Street (Block 7060/Lot 22), 1901 Surf Avenue (Block 7060/Lot 24), 1905 Surf Avenue (Block 7060/Lot 27), 2929A West 20th Street (Block 7060/Lot 31), 1917 Surf Avenue (Block 7060/Lot 32), 1923 Surf Avenue (Block 7060/Lot 35), 2923 West 20th Street (Block 7060/Lot 44), 2921 West 20th Street (Block 7060/Lot 45), 2919 West 20th Street (Block 7060/Lot 46), 2917 West 20th Street (Block 7060/Lot 47), West 19th Street (Block 7060/Lot 48), West 19th Street (Block 7060/Lot 49), 2938 West 19th Street (Block 7060/Lot 50), 2938A West 19th Street (Block 7060/Lot 51), 1924 West 20th Street (Block 7060/Lot 147), West 17th Street (Block 7061/Lot 16), 2930 West 17th Street (Block 7061/Lot 21), West 19th Street (Block 7061/Lot 39), West 19th Street (Block 7061/Lot 40), West 19th Street (Block 7061/Lot 41), West 19th Street (Block 7061/Lot 42), 2921 West 19th Street (Block 7061/Lot 43), and West 19th Street (Block 7061/Lot 45), Borough of Brooklyn, as an Urban Development Action Area, approving the project for the area as an Urban Development Action Area Project, and approving the disposition of such property to a developer selected by the New York City Department of Housing Preservation and Development (L.U. No. 1140; C 090276 HAK).

**Sponsors:** Melinda R. Katz

**Indexes:**

**Attachments:** 1. Press Release, 2. Committee Report, 3. Hearing Transcript - Stated Meeting 7/29/09

Date	Ver.	Action By	Action	Result
7/21/2009	*	Committee on Land Use	Approved by Committee with Modifications and Referred to CPC	
7/29/2009	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 2136

Resolution approving the decision of the City Planning Commission on an application submitted by the Department of Housing Preservation and Development, ULURP No. C 090276 HAK, approving the designation of property located at 1918 Mermaid Avenue (Block 7060, Lot 1), 1920 Mermaid Avenue (Block 7060/ Lot 3), 1922 Mermaid Avenue (Block 7060/Lot 4), 1924 Mermaid Avenue (Block 7060/Lot 5), 1928 Mermaid Avenue (Block 7060/Lot 7), 1930 Mermaid Avenue (Block 7060/ Lot 8), 1932 Mermaid Avenue (Block 7060/Lot 9), West 19th Street (Block 7060/14), West 19th Street (Block 7060/Lot 16), West 19th Street (Block 7060/Lot 17), 2924 West 19th Street (Block 7060/Lot 18), 2926 West 19th Street (Block 7060/Lot 19), 2930 West 19th Street (Block 7060/Lot 20), 2934 West 19th Street (Block 7060/Lot 21), 2936 West 19th Street

(Block 7060/Lot 22), 1901 Surf Avenue (Block 7060/Lot 24), 1905 Surf Avenue (Block 7060/Lot 27), 2929A West 20th Street (Block 7060/Lot 31), 1917 Surf Avenue (Block 7060/Lot 32), 1923 Surf Avenue (Block 7060/Lot 35), 2923 West 20th Street (Block 7060/Lot 44), 2921 West 20th Street (Block 7060/Lot 45), 2919 West 20th Street (Block 7060/Lot 46), 2917 West 20th Street (Block 7060/Lot 47), West 19th Street (Block 7060/Lot 48), West 19th Street (Block 7060/Lot 49), 2938 West 19th Street (Block 7060/Lot 50), 2938A West 19th Street (Block 7060/Lot 51), 1924 West 20th Street (Block 7060/Lot 147), West 17th Street (Block 7061/Lot 16), 2930 West 17th Street (Block 7061/Lot 21), West 19th Street (Block 7061/Lot 39), West 19th Street (Block 7061/Lot 40), West 19th Street (Block 7061/Lot 41), West 19th Street (Block 7061/Lot 42), 2921 West 19th Street (Block 7061/Lot 43), and West 19th Street (Block 7061/Lot 45), Borough of Brooklyn, as an Urban Development Action Area, approving the project for the area as an Urban Development Action Area Project, and approving the disposition of such property to a developer selected by the New York City Department of Housing Preservation and Development (L.U. No. 1140; C 090276 HAK).

By Council Member Katz

WHEREAS, the City Planning Commission filed with the Council on June 18, 2009 its decision dated June 17, 2009 (the "Decision"), on the application submitted by the New York City Department of Housing Preservation and Development pursuant to Section 197-c of the New York City Charter and Article 16 of the General Municipal Law of New York State regarding:

- a) the designation of property located at 1918 Mermaid Avenue (Block 7060, Lot 1), 1920 Mermaid Avenue (Block 7060/ Lot 3), 1922 Mermaid Avenue (Block 7060/Lot 4), 1924 Mermaid Avenue (Block 7060/Lot 5), 1928 Mermaid Avenue (Block 7060/Lot 7), 1930 Mermaid Avenue (Block 7060/ Lot 8), 1932 Mermaid Avenue (Block 7060/Lot 9), West 19th Street (Block 7060/14), West 19th Street (Block 7060/Lot 16), West 19th Street (Block 7060/Lot 17), 2924 West 19th Street (Block 7060/Lot 18), 2926 West 19th Street (Block 7060/Lot 19), 2930 West 19th Street (Block 7060/Lot 20), 2934 West 19th Street (Block 7060/Lot 21), 2936 West 19th Street (Block 7060/Lot 22), 1901 Surf Avenue (Block 7060/Lot 24), 1905 Surf Avenue (Block 7060/Lot 27), 2929A West 20th Street (Block 7060/Lot 31), 1917 Surf Avenue (Block 7060/Lot 32), 1923 Surf Avenue (Block 7060/Lot 35), 2923 West 20th Street (Block 7060/Lot 44), 2921 West 20th Street (Block 7060/Lot 45), 2919 West 20th Street (Block 7060/Lot 46), 2917 West 20th Street (Block 7060/Lot 47), West 19th Street (Block 7060/Lot 48), West 19th Street (Block 7060/Lot 49), 2938 West 19th Street (Block 7060/Lot 50), 2938A West 19th Street (Block 7060/Lot 51), 1924 West 20th Street (Block 7060/Lot 147), West 17th Street (Block 7061/Lot 16), 2930 West 17th Street (Block 7061/Lot 21), West 19th Street (Block 7061/Lot 39), West 19th Street (Block 7061/Lot 40), West 19th Street (Block 7061/Lot 41), West 19th Street (Block 7061/Lot 42), 2921 West 19th Street (Block 7061/Lot 43), and West 19th Street (Block 7061/Lot 45), , as an Urban Development Action Area (the "Area");

- b) an Urban Development Action Area Project for such area (the "Project"); and

pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer selected by the New York City Department of Housing Preservation and Development to facilitate mixed residential and commercial development on properties located within the proposed 19-block Coney Island rezoning area located in Community District 13 (the "Disposition"), Borough of Brooklyn (ULURP No. C 090276 HAK) (the "Application");

WHEREAS, the Application is related to ULURP Applications Numbers C 090272 ZMK (L.U. No. 1136), an amendment to the Zoning Map, Section Nos. 28d, to rezone C7 and R6 districts to R7A, R7X and R7D districts with C2-4 overlays within the proposed Special Coney Island District and to rezone C7 district to R5 outside of the Special Coney Island District; N 090273 (A) ZRK (L.U. No. 1137), a zoning text amendment

to create the Special Coney Island District; C 090274 POK (L.U. No. 1138), an acquisition of property located within the Coney East subdistrict; C 090275 POK (L.U. No. 1139), an acquisition of property located at West 19th Street and Surf Avenue; C 090277 PPK (L.U. No. 1141), a disposition of city-owned property within the Coney East subdistrict; and C 090107 MMK (L.U. No. 1142), an amendment of the City Map to eliminate and establish parkland, to eliminate, discontinue and close, establish and extend certain streets and to modify the grades of existing streets;

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 197-d(b)(1) of the City Charter;

WHEREAS, the Application and Decision are subject to review and action by the Council pursuant to Article 16 of the General Municipal Law of New York State;

WHEREAS, the New York City Department of Housing Preservation and Development ("HPD") submitted to the Council its recommendations regarding the Application on June 23, 2009;

WHEREAS, upon due notice, the Council held a public hearing on the Application and Decision on July 1, 2009;

WHEREAS, the Council has considered the land use and financial implications and other policy issues relating to the Application;

WHEREAS, the Council has considered the relevant environmental issues; the Final Environmental Impact Statement (FEIS) for which a Notice of Completion was issued on June 5, 2009 with respect to this application (CEQR No. 08DME007K) and the Technical Memoranda, dated June 15, 2009, in which the City Planning Commission finds that the requirements of the New York State Environmental Quality Review Act and Regulations have been met, and July 22, 2009 in which it was found that the Council modifications would not result in any new significant adverse environmental impacts not already identified in the FEIS;

**RESOLVED:**

Having considered the FEIS and the Technical Memoranda, with respect to the Application, the Council finds that:

- (1) The FEIS meets the requirements of 6 N.Y.C.R.R. Part 617;
- (2) Consistent with social, economic and other essential considerations, from among the reasonable alternatives thereto, the action, together with the modifications thereto adopted herein, and as described in the Technical Memoranda, dated June 15, 2009 and July 22, 2009 is one which minimizes or avoids adverse environmental impacts to the maximum extent practicable;
- (3) The adverse environmental impacts disclosed in the FEIS will be minimized or avoided to the maximum extent practicable by incorporating as conditions to the approval, those mitigative measures that were identified as practicable; and
- (4) The Decision, the FEIS and the Technical Memoranda dated June 15, 2009 and July 22, 2009, constitute the written statement of facts, and of social, economic and other factors and standards, that form the basis of the decision, pursuant to 6 N.Y.C.R.R. §617.11(d).

Pursuant to Section 197-d, the Council approves the decision of the City Planning Commission (C 090276 HAK).

The Council finds that the present status of the Project Area tends to impair or arrest the sound growth and development of the City of New York and that a designation of the Project as an urban development action area project is consistent with the policy and purposes stated in Section 691 of the General Municipal Law.

The Council approves the designation of the Project Area as an urban development action area pursuant to Section 693 of the General Municipal Law.

The Council approves the Project as an urban development action area project pursuant to Section 694 of the General Municipal Law.

The Council approves the disposition of such property to a developer selected by the New York City Department of Housing Preservation and Development.

Adopted.

Office of the City Clerk, }  
The City of New York, } ss.:

I hereby certify that the foregoing is a true copy of a Resolution passed by The Council of The City of New York on July 29, 2009, on file in this office.

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City Clerk, Clerk of The Council