Legislation Details (With Text)

File #:	Res 0181-2022	**Version:** *	**Name:**	LU 48 - Zoning, 35-01 Vernon Boulevard Rezoning, Queens (C 220050 ZMQ)
Type:	Resolution		**Status:**	Adopted
			In control:	Committee on Land Use
On agenda:	5/19/2022			
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Title: Resolution approving the decision of the City Planning Commission on ULURP No. C 220050 ZMQ, a Zoning Map amendment (Preconsidered L.U. No. 48).

Sponsors: Rafael Salamanca, Jr., Kevin C. Riley

Indexes:

Attachments: 1. Calendar of the Subcommittee Meetings and Land Use Meeting - April 26 and 27, 2022, 2. April 28, 2022 - Stated Meeting Agenda, 3. Hearing Transcript - Stated Meeting 4-28-22, 4. Minutes of the Stated Meeting - April 28, 2022, 5. Calendar of the Subcommittee Meetings and Land Use Meeting - May 10 - May 12, 2022, 6. May 19, 2022 - Stated Meeting Agenda, 7. Hearing Transcript - Stated Meeting 5-19-22, 8. Minutes of the Stated Meeting - May 19, 2022, 9. Committee Report, 10. Res. No. 181

Date	Ver.	Action By	Action	Result
5/12/2022	*	Committee on Land Use	Approved by Committee	
5/19/2022	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK
RESOLUTION NO. 181

Resolution approving the decision of the City Planning Commission on ULURP No. C 220050 ZMQ, a Zoning Map amendment (Preconsidered L.U. No. 48).

By Council Members Salamanca and Riley

WHEREAS, Agayev Holding, LLC, filed an application pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9a, by changing from an R5 District to an M1-4/R7A District and establishing a Special Mixed Use District (MX-23), which in conjunction with the related action would facilitate the construction of a new nine-story mixed-use building with residential, commercial, and light industrial uses on property located at 35-01 Vernon Boulevard in the Ravenswood neighborhood of Queens, Community District 1 (ULURP No. C 220050 ZMQ) (the "Application");

WHEREAS, the City Planning Commission filed with the Council on April 15, 2022 its decision dated April 13, 2022 (the "Decision") on the Application;

WHEREAS, the Application is related to application N 220051 ZRQ (Pre. L.U. No. 49), a zoning text amendment to designate a Mandatory Inclusionary Housing (MIH) area;

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

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WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on April 26, 2022;

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

WHEREAS, the Council has considered the relevant environmental issues, including the Negative Declaration issued January 3rd, 2022 (CEQR No. 21DCP114Q) which includes an (E) designation to avoid the potential for significant adverse impacts related to hazardous materials, air quality, and noise (E-645) (the "Negative Declaration").

RESOLVED:

The Council finds that the action described herein will have no significant impact on the environment as set forth in the (E) Designation (E-645) and Negative Declaration.

Pursuant to Sections 197-d and 200 of the City Charter and on the basis of the Decision and Application, and based on the environmental determination and consideration described in the report, C 220050 ZMQ incorporated by reference herein, and the record before the Council, the Council approves the Decision of the City Planning Commission.

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, is further amended by changing the Zoning Map, Section 9a:

1. changing from an R5 District to an M1-4/R7A District property bounded by Vernon Boulevard, 35th Avenue, 9th Street, and a line 175 feet southwesterly of 35th Avenue; and

2. establishing a Special Mixed Use District (MX-23) bounded by Vernon Boulevard, 35th Avenue, 9th Street, and a line 175 southwesterly of 35th Avenue;

as shown on a diagram (for illustrative purposes only) dated January 3, 2022 and subject to the conditions of CEQR Declaration E-645, Borough of Queens, Community District 1.

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 _____, 2022, on file in this office.

City Clerk, Clerk of The Council

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