



COUNCIL OF THE CITY OF NEW YORK

**CALENDAR
OF THE
SUBCOMMITTEE ON ZONING AND FRANCHISES
FOR THE MEETING OF FEBRUARY 26, 2024**

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

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

KAMILLAH HANKS, *Chair*, Subcommittee on Landmarks, Public
Sittings and Dispositions

<http://legistar.council.nyc.gov/Calendar.aspx>

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SUBCOMMITTEE ON ZONING AND FRANCHISES

The Subcommittee on Zoning and Franchises will hold a meeting on the following matters in the **Council Committee Room, 14th Floor, 250 Broadway**, New York, New York 10007, commencing at **2:00 P.M., on Monday, February 26, 2024:**

L.U. NOS. 11 AND 12 ARE RELATED

*The public hearing on these items was held on **January 23, 2024** and **closed**. They were laid over by the Subcommittee on Zoning and Franchises.*

L.U. No. 11

Application number **C 230289 ZMK (230 Kent Avenue Rezoning)** submitted by Kent Riverview LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12c, changing from an M1-4 District to an M1-4/R7X District and establishing a Special Mixed Use District, Borough of Brooklyn, Community District 1, Council District 33.

L.U. No. 12

Application number **N 230288 ZRK (230 Kent Avenue Rezoning)** submitted by Kent Riverview 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 provisions of Article XII, Chapter 3 (Special Mixed Use District) and APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, Borough of Brooklyn, Community District 1, Council District 33.

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. 18

Application number **M 210229 LDQ (88-08 Justice Avenue Restrictive Declaration Termination)** submitted by Justice Avenue Tower, LLC for a modification pursuant to Section 8 of the Declaration D-60 (CP-21465A) to cancel said Declaration D-60, to facilitate as-of-right uses within a C4-2 District, Borough of Queens, Community District 14, Council District 25.

PRECONSIDERED L.U.S ARE RELATED **PRECONSIDERED L.U.**

Application number **C 230255 ZMK (Jennings Hall Expansion)** submitted by St. Nicks Alliance, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 13b, changing from an R6B District to an R7A District and changing from an R7A District to an R7X District, Borough of Brooklyn, Community District 1, Council District 34.

PRECONSIDERED L.U.

Application number **N 230256 ZRK (Jennings Hall Expansion)** submitted by St. Nicks Alliance 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 over the proposed rezoning area., Borough of Brooklyn, Community District 1, Council District 34.

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

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

PRECONSIDERED L.U.

Application number **C 230306 ZMQ (21-17 37th Avenue Rezoning)** submitted by 21-17 37th Ave LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9b, by changing from an M1-1 District to an M1-5 District, Borough of Queens, Community District 1, Council District 26.

PRECONSIDERED L.U.S ARE RELATED

PRECONSIDERED L.U.

Application number **C 230241 ZMM (East 94th Street Rezoning)** submitted by LM East 94 LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 6b by changing from an M1-4 District to a C2-8 District and changing from an M1-4 District to a C4-6 District, Borough of Manhattan, Community District 8, Council District 5.

PRECONSIDERED L.U.

Application number **N 230242 ZRM (East 94th Street Rezoning)** submitted by LM East 94 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 over the proposed rezoning area, Borough of Manhattan, Community District 8, Council District 5.

