



## Legislation Text

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**File #:** Res 1730-2013, **Version:** \*

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### THE COUNCIL OF THE CITY OF NEW YORK RESOLUTION NO. 1730

Resolution approving the decision of the City Planning Commission on Application No. N 130096 ZRQ, for an amendment of the Zoning Resolution of the City of New York, relating to Article XI, Chapter 5 (Special Downtown Jamaica District) to modify the bulk and sidewalk widening regulations of the Special Downtown Jamaica District, Borough of Queens (L.U. No. 787).

By Council Members Comrie and Weprin

WHEREAS, the City Planning Commission filed with the Council on March 8, 2013 its decision dated March 6, 2013 (the "Decision"), pursuant to Section 201 of the New York City Charter, regarding an application submitted by the Department of City Planning, for an amendment of the text of the Zoning Resolution of the City of New York, relating to Article XI, Chapter 5 (Special Downtown Jamaica District) to modify the bulk and sidewalk widening regulations of the Special Downtown Jamaica District relating to street wall location, street wall height, mandatory sidewalk widenings, and restrictions on curb cuts and ground floor uses in certain areas near the AirTrain JFK's Jamaica Terminal at Sutphin Boulevard and 94<sup>th</sup> Avenue (Application No. N 130096 ZRQ), Community District 12, Borough of Queens (the "Application");

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

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on April 3, 2013;

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

WHEREAS, the Council has considered the relevant environmental issues, the negative declaration (CEQR No. 13DCP038Q) issued on November 26, 2012 (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 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 this report, N 130096 ZRQ, incorporated by reference herein, the Council approves the Decision.

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as

subsequently amended, is further amended as follows:

Matter in underline is new, to be added;

Matter in ~~strikeout~~ is to be deleted;

Matter with # # is defined in Section 12-10;

\* \* \* indicates where unchanged text appears in the Zoning Resolution.

## Article XI - Special Purpose Districts

\* \* \*

### Chapter 5

#### Special Downtown Jamaica District

\* \* \*

#### 115-30

##### Mandatory Improvements

#### 115-31

##### Sidewalk Widening

The provisions of this Section shall apply to all #developments# fronting upon locations requiring sidewalk widenings as shown on Map 6 (Sidewalk Widening) in Appendix A of this Chapter. A sidewalk widening is a continuous, paved open area along the #street line# of a #zoning lot# having a depth of two feet or five feet or 10 feet, as set forth on Map 6. Such depth shall be measured perpendicular to the #street line#. Sidewalk widenings shall be improved as sidewalks to Department of Transportation standards, at the same level as the adjoining public sidewalk and directly accessible to the public at all times. No #enlargement# shall be permitted to decrease the depth of such sidewalk to less than such minimum required total sidewalk depth.

All mandatory sidewalk widenings must provide lighting in accordance with the requirements of Section 37-743, except that the minimum level of illumination shall be not less than two horizontal foot candles throughout the entire mandatory sidewalk widening.

Sidewalk widening of 10 feet or more must provide one linear foot of seating for every 150 square feet of mandatory sidewalk widening. In addition, the provisions of paragraphs (a) through (d) of Section 62-652 (Seating) shall apply.

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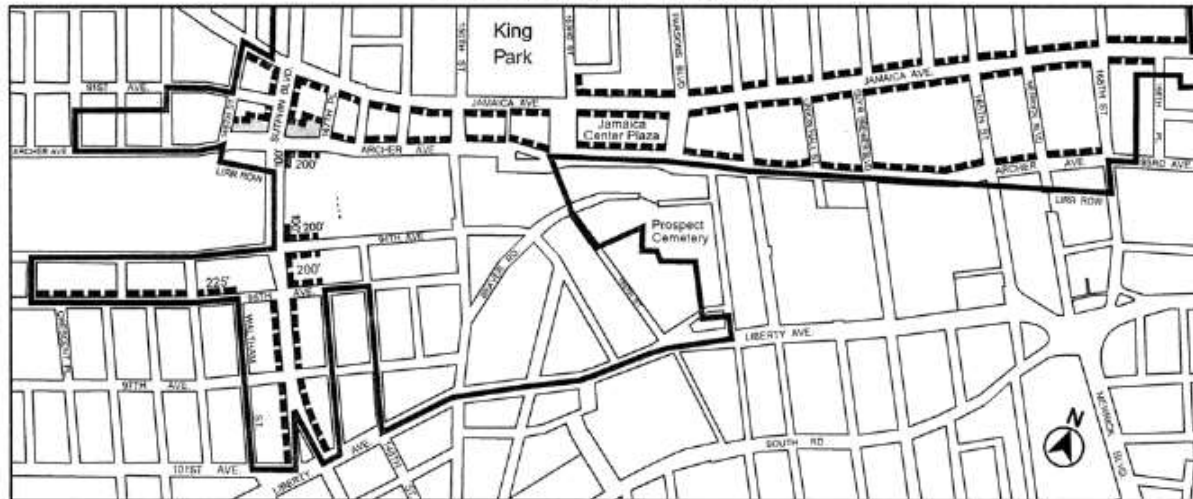
## APPENDIX A

### Special Downtown Jamaica District Maps

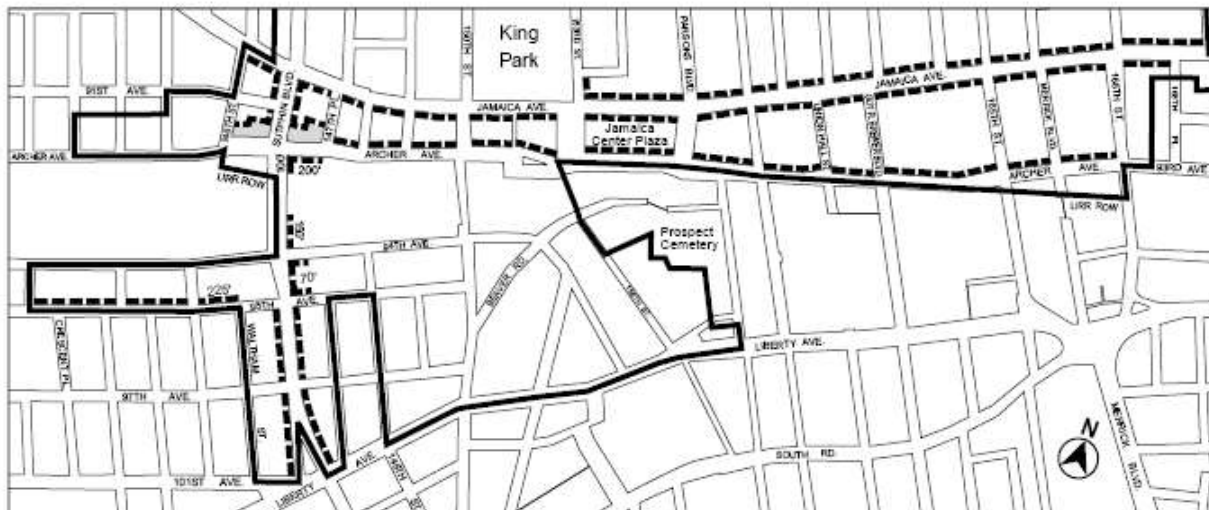
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Map 2. Ground Floor Use and Transparency and Curb Cut Restrictions

EXISTING MAP TO BE DELETED



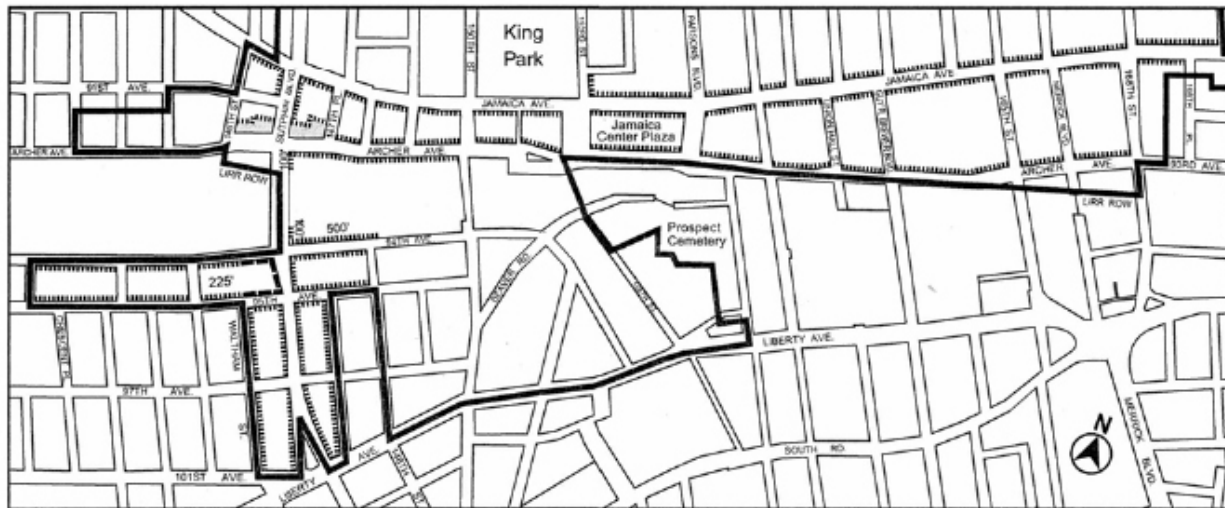
- Special Downtown Jamaica District
- - - Ground Floor Use Restrictions, Minimum 50% Transparency Required, Curb Cuts Restricted
- Public Place



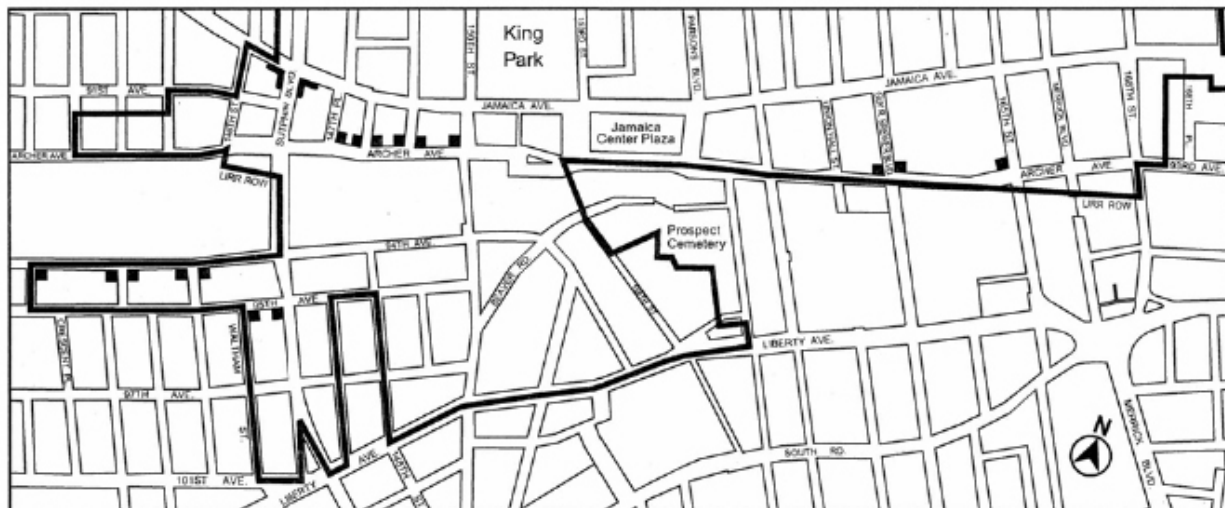
- Special Downtown Jamaica District
- - - Ground Floor Use Restrictions, Minimum 50% Transparency Required, Curb Cuts Restricted
- Public Place

Map 3. Street Wall Location

EXISTING MAP TO BE DELETED

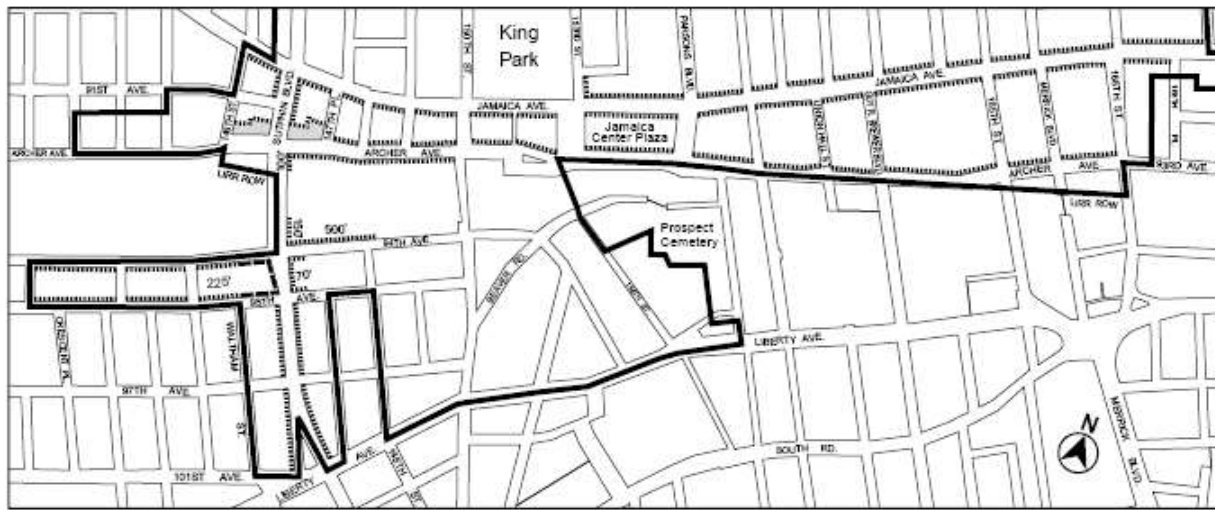


- Special Downtown Jamaica District**
- Required Street Wall**
- The *street wall* location requirements of Section 115-232(b)(1) and (2) shall apply unless developed pursuant to the Jamaica Gateway Urban Renewal Plan, in which case no *street wall* location requirements shall apply
- Public Place**

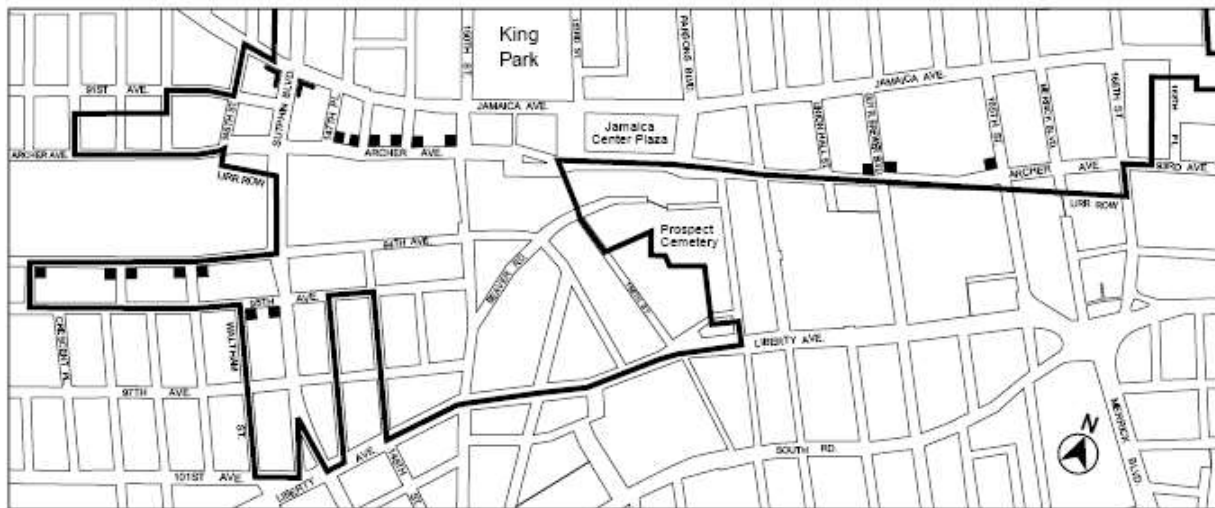


- Required Tower Corner Articulation**
- Required Corner Articulation at Base**

Map 3. Street Wall Location (continued)



- Special Downtown Jamaica District
- - - Required Street Wall
- - - The street wall location requirements of Section 115-232(b)(1) and (2) shall apply unless developed pursuant to the Jamaica Gateway Urban Renewal Plan, in which case no street wall location requirements shall apply
- Public Place

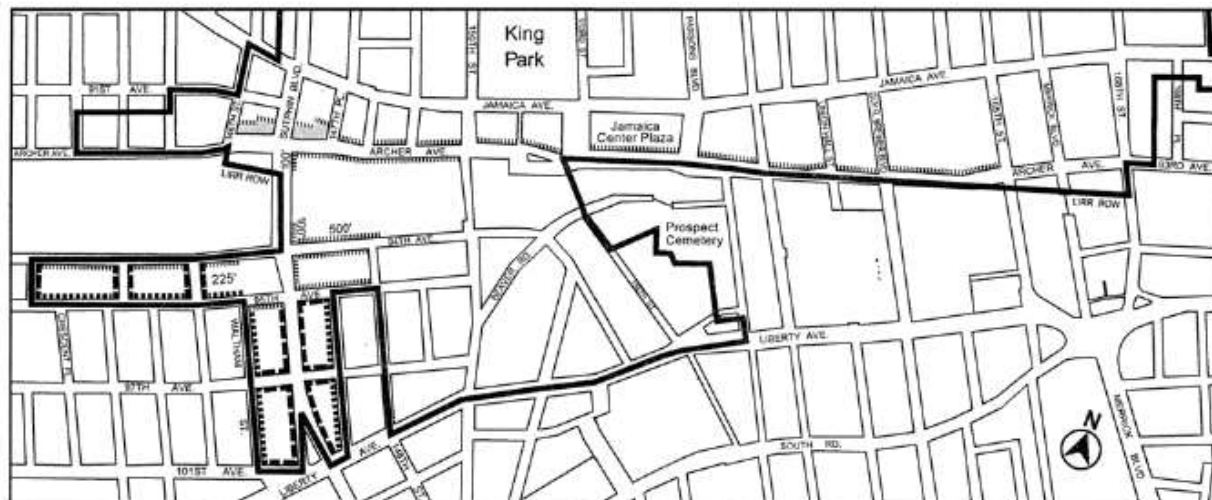


- Required Tower Corner Articulation
- Required Corner Articulation at Base

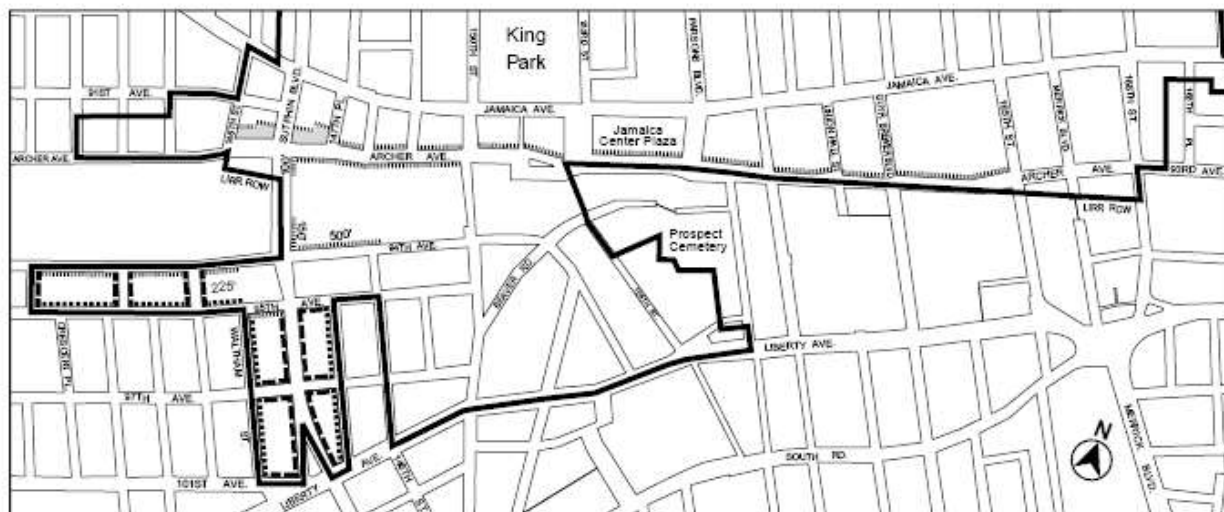


Map 4. Street Wall Height

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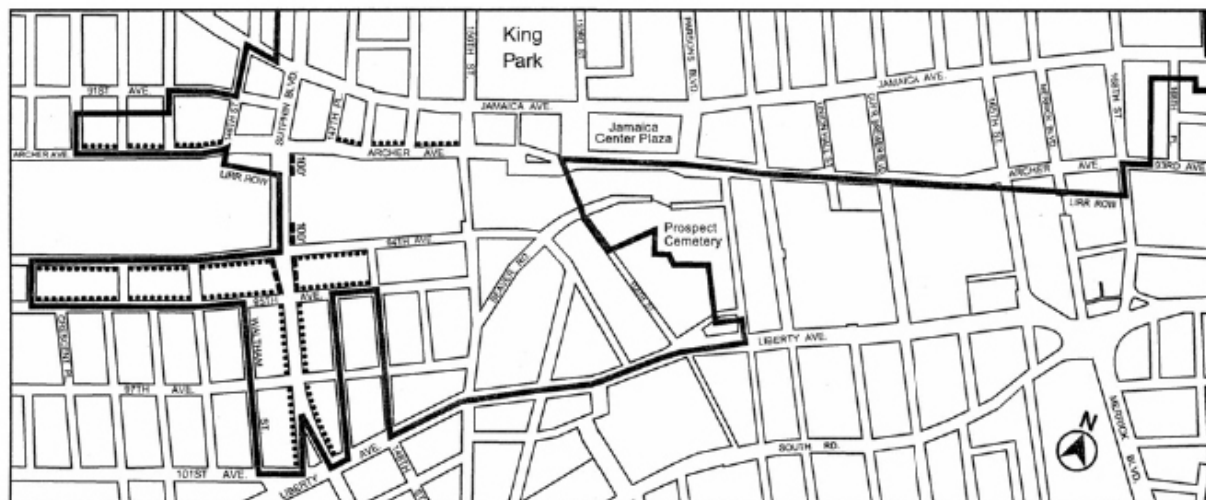
- Special Downtown Jamaica District
- ..... 30' Minimum - 40' Maximum
- 40' Minimum - 60' Maximum
- ..... No Maximum Street Wall Height or Setback Required
- Public Place



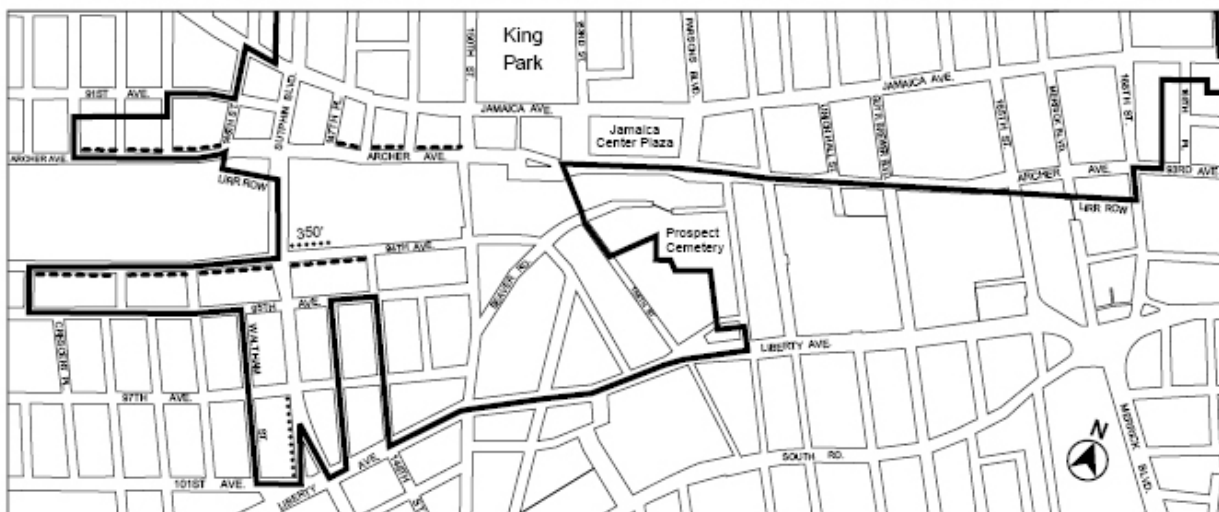
- Special Downtown Jamaica District
- ..... 30' Minimum - 40' Maximum
- 40' Minimum - 60' Maximum
- ..... No Maximum Street Wall Height or Setback Required
- Public Place

Map 6. Sidewalk Widening

EXISTING MAP TO BE DELETED



- Special Downtown Jamaica District
- ..... 5' Sidewalk Widening
- 10' Sidewalk Widening



- Special Downtown Jamaica District
- ..... 2' Sidewalk Widening
- 5' Sidewalk Widening

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 April 9, 2013, on file in this office.

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City Clerk, Clerk of The Council