

MEMO

Memorandum in Support of Legislation

This memorandum is authored by the sponsor and explains the need for the legislation referenced below, in accordance with Rule 6.00(d) of the Rules of Council.

Legislative Service Number: LS No. 20011

Prime Sponsor: Council Member Jennifer Gutiérrez

Bill Title: A Local Law to amend the administrative code of the city of New York, in relation to reforming the industrial business zone boundary commission

Submitted by: Council Member Jennifer Gutiérrez

Justification: Industrial Business Zones (IBZs) play a critical role in preserving New York City's industrial and manufacturing base, supporting good-paying jobs and maintaining space for essential production and distribution activities. As land-use pressures intensify across the City, particularly from speculative development and residential conversions, it is increasingly important that IBZ boundary decisions are made through a transparent and inclusive process that prioritizes industrial retention and workforce stability.

Currently, the Industrial Business Zone Boundary Commission lacks formal representation from the City Council and Public Advocate, and operates with limited public-facing requirements. This bill strengthens governance of the Commission by expanding its membership to include appointees from the Speaker of the City Council and the Public Advocate, establishing clearer voting thresholds for zone designations and amendments, and codifying conflict-of-interest restrictions and financial disclosure requirements. These changes promote balanced oversight and ensure that decisions reflect broader public priorities. The legislation also clarifies the criteria the Commission must consider when evaluating IBZ boundary changes, including existing industrial activity, employment levels, freight patterns, zoning conditions, and alignment with state economic development zones. By standardizing these factors in law, the bill provides greater predictability for businesses and communities while reinforcing the City's commitment to industrial growth; these reforms modernize the IBZ framework, strengthen democratic accountability, and help ensure that industrial land is protected for the workers and businesses that rely on it.

For these reasons, I urge my colleagues to support this legislation.