

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

of the

COMMITTEE ON LAND USE

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September 19, 2011

Start: 10:00

Recess: 10:17

HELD AT: Council Chambers
City Hall

B E F O R E: LEROY G. COMRIE, JR.
Chairperson

COUNCIL MEMBERS:

Maria del Carmen Arroyo
Charles Barron
Inez E. Dickens
Daniel R. Garodnick
Sara M. Gonzalez
Robert Jackson
Jessica S. Lappin
Rosie Mendez
Annabel Palma
Diana Reyna
Joel Rivera
James Sanders, Jr.
Larry B. Seabrook
James Vacca
Albert Vann
Brad S. Lander
Stephen T. Levin
Mark S. Weprin

A P P E A R A N C E S

COUNCIL MEMBERS:

Jumaane D. Williams
Daniel J. Halloran III
Vincent M. Ignizio
Peter A. Koo

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2 CHAIRPERSON COMRIE: Today is
3 Monday September 19th. We're having a full Land
4 Use Committee session. We are joined by Council
5 Members Sara Gonzalez from Brooklyn, Peter Koo
6 from Queens, Jimmy Vacca and Joel Rivera from the
7 Bronx, Jessica Lappin from Manhattan, Charles
8 Barron from Brooklyn, Maria del Carmen Arroyo from
9 the Bronx. We have Steve Levin from Brooklyn, Dan
10 Garodnick from Queens, Mark Weprin from Queens,
11 and oh sorry, Daniel Halloran—I haven't had coffee
12 yet--Dan Halloran and Dan Garodnick is in the
13 house. So today we have a few items on the
14 agenda. We'll move right through them. The first
15 is a sidewalk café known as Mezzogiorno
16 Associates, located at 195 Spring Street in
17 Speaker Quinn's district, Manhattan Community
18 Board 12. It's a motion to file pursuant to
19 withdrawal, item number 20115607 TCM.

20 The next item is Land Use item
21 number—we have the Borum Hill rezoning, Land Use
22 item number 456 in Council Member Levin's
23 district, item number C 100252 ZMK, Brooklyn
24 Community Board 2. It's an amendment to the
25 Zoning Map.

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2 We have the ULEP, UDAP and
3 disposition [phonetic] of the Rockaway Firehouse
4 in Council Member Sanders' district, Land Use item
5 number 465. It's in Community Board 14 in Queens,
6 item number C 110272 HAQ. It's a property located
7 at 5803 Rockaway Beach Boulevard. It will be
8 turned into a community facility and accessory use
9 outdoor activity space.

10 Land Use items number 469 through
11 474 are related. They're an amendment to the
12 Zoning Map in Council Member Recchia's district.
13 It's known as the Brooklyn Bay Center in Community
14 Board 11, item number C 110047 ZMK. It's six
15 related applications, one amendment to the Zoning
16 Map, four special permits and one authorization to
17 facilitate a commercial development in the
18 Brooklyn Bay area.

19 So then we have the next item,
20 which is also an amendment to the Zoning text,
21 Land Use numbers 475 through 477. It's considered
22 city-wide but it's actually an M1-60 rezoning for
23 West 28th Street to create a new zoning district
24 within a one block around circling West 28th
25 Street. These are three related applications—a

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2 zoning text amendment from City Planning, an
3 amendment to the Zoning Map and a special permit
4 to form a private entry to facilitate a mixed use
5 development and actually affordable housing in
6 that area.

7 Then we have Land Use item number
8 478, which is a landmark historic district in
9 Council Member James' district in Brooklyn
10 Community Board 2, item number 20125021 HKK. It's
11 called the Wallabout historic district and this
12 will create a landmark designation for the
13 Wallabout area.

14 We have also the Crown Heights
15 North 2nd district touching Council Member Vann and
16 Council Member James' district, historic landmark
17 district, which will create the 2nd part of Crown
18 Heights into a historic district—Brooklyn
19 Community Board 8, Land Use item number 479, item
20 number 20125004 HKK.

21 And then we have an individual
22 landmark, which is the Fisk-Harkness House located
23 at 12 East 53rd Street in Speaker Quinn's district,
24 Manhattan Community Board 5, land use number 480,
25 item number 20125001 HKM.

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2 Another individual landmark in
3 Speaker Quinn's district, Land Use number 481—it's
4 the designation of 154 West 14th Street, an
5 individual building also in Manhattan Community
6 Board 2, item number 20125003 HKM.

7 And then we have motion to
8 disapprove landmark designation in Council Member
9 Chin's district, Land Use number 482. It's known
10 as the Hardenbrook House in Manhattan Community
11 Board 12, item number 20125002 HKM, located at 135
12 Bowery.

13 Then we have 2 UDAPS under the
14 Asset Control Program—Land Use numbers 387 and
15 388. 387 is in Council Member Mealy's district at
16 1413 Pitkin Avenue. 388 is in Council Member
17 Dilan's district at 1690 St. Mark's Avenue, items
18 number 20115746 HAK and 20115747 HAK.

19 And with that, I think we have
20 everything on today's agenda. We've been joined
21 by Council Member Sanders, Councilman Ignizio,
22 Council Member Dickens from Harlem and Council
23 Member Larry Seabrook from the Bronx. So with
24 that, I would recommend a yes vote on all items on
25 today's agenda. Remind everyone that the hearings

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2 were held properly and - - thoroughly by the
3 subcommittee chairs, and with that, we'll have the
4 counsel—oh, Billy Martin from the legislative
5 office is here, and he will call the roll.

6 COMMITTEE CLERK: William Martin,
7 Committee Clerk from Queens, roll call vote on the
8 Committee on Land Use. Council Member Comrie?

9 CHAIRPERSON COMRIE: Aye on all.

10 COMMITTEE CLERK: Rivera?

11 COUNCIL MEMBER RIVERA: I vote aye
12 on all.

13 COMMITTEE CLERK: Barron?

14 COUNCIL MEMBER BARRON: I vote aye
15 on all, but I think that since it's not the
16 Brooklyn; it's not the Manhattan; it's not the
17 Queens. It should just be Bronx, Brooklyn, Queens
18 and they shouldn't have the definite article "the"
19 and have an extra added title to their name. So
20 aye on all.

21 COMMITTEE CLERK: Sanders?

22 COUNCIL MEMBER SANDERS: We like
23 the "the"—the Rockaways. Aye on all.

24 COMMITTEE CLERK: Seabrook?

25 COUNCIL MEMBER SEABROOK: [no

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audible response]

COMMITTEE CLERK: Gonzalez?

COUNCIL MEMBER GONZALEZ: Aye on
all.

COMMITTEE CLERK: Arroyo?

COUNCIL MEMBER ARROYO: [no audible
response]

COMMITTEE CLERK: Dickens?

COUNCIL MEMBER DICKENS: Aye.

COMMITTEE CLERK: Garodnick?

COUNCIL MEMBER GARODNICK: Aye.

COMMITTEE CLERK: Lappin?

COUNCIL MEMBER LAPPIN: Aye.

COMMITTEE CLERK: Vacca?

COUNCIL MEMBER VACCA: Aye.

COMMITTEE CLERK: Lander?

COUNCIL MEMBER LANDER: Aye on all
with thanks to the Chair of the Committee and also
the staff and the Bronx, so thanks to the Bronx
and also, Council Member Chin—I thought we handled
the Committee - - in particular the staff very
well handled the issue around 135 Bowery, so thank
you to everyone, and aye on all.

COMMITTEE CLERK: Levin?

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2 COUNCIL MEMBER LEVIN: I vote aye
3 on all.

4 COMMITTEE CLERK: Weprin?

5 COUNCIL MEMBER WEPRIN: Aye on all.

6 COMMITTEE CLERK: Ignizio?

7 COUNCIL MEMBER IGNIZIO: I vote
8 aye, and I just want to point out I'm very happy
9 that we, the Council, are now honoring the rights
10 of owners with regards to landmarked buildings and
11 I hope you all join me in the future. When owners
12 oppose, we should oppose. Thank you.

13 FEMALE VOICE: And you're from?

14 COUNCIL MEMBER IGNIZIO: From the
15 rock.

16 COMMITTEE CLERK: Halloran?

17 COUNCIL MEMBER HALLORAN: The free
18 and independent county of Queens votes aye.

19 COMMITTEE CLERK: Koo?

20 COUNCIL MEMBER KOO: [no audible
21 response]

22 COMMITTEE CLERK: By vote of 17 in
23 the affirmative, 0 in the negative and no
24 abstentions, all items have been approved.
25 Council Members, please sign the Committee

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reports. Thank you.

CHAIRPERSON COMRIE: We're going to—I haven't heard from anybody indicating that their members are on their way, so we'll keep the roll open for ten minutes just to be nice, but with that, the Committee is adjourned. Thank you all for attending.

[gavel]

COMMITTEE CLERK: Council Member Williams?

COUNCIL MEMBER WILLIAMS: I vote aye.

COMMITTEE CLERK: Council Member Reyna?

COUNCIL MEMBER REYNA: I vote aye.

COMMITTEE CLERK: Current vote in the Committee on Land Use is 19 in the affirmative.

[pause]

COMMITTEE CLERK: Council Member Mendez?

COUNCIL MEMBER MENDEZ: Thank you. I vote aye on all, except number LU 482. Do I have to read that part?

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FEMALE VOICE: No.

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COUNCIL MEMBER MENDEZ: Okay.

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...where I vote no in order to maintain the landmark

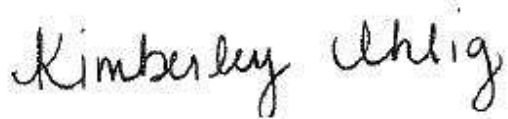
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designation. Thank you.

C E R T I F I C A T E

I, Kimberley Uhlig certify that the foregoing transcript is a true and accurate record of the proceedings. I further certify that I am not related to any of the parties to this action by blood or marriage, and that I am in no way interested in the outcome of this matter.

Signature _____

Handwritten signature of Kimberley Uhlig in cursive script.Date September 26, 2011_____