

STATE OF NEW YORK

5663

2013-2014 Regular Sessions

IN SENATE

June 3, 2013

Introduced by COMMITTEE ON RULES -- read twice and ordered printed, and when printed to be committed to the Committee on Rules

AN ACT to amend the administrative code of the city of New York, in relation to the leasing of property in the environs of a tennis stadium and center in Flushing Meadows-Corona Park in the borough of Queens and to replace certain descriptions of property subject to such property lease and to rededicate certain property as park land

The People of the State of New York, represented in Senate and Assembly, do enact as follows:

1 Section 1. Subdivision c of section 18-128 of the administrative code
2 of the city of New York, as amended by chapter 442 of the laws of 1993,
3 is amended to read as follows:

4 c. The tracts of land referred to in subdivision a of this section are
5 more particularly described as follows:

6 All that certain lot, piece or parcel of land, with the buildings and
7 improvements thereon erected, situate, lying and being in Flushing
8 Meadows-Corona Park in the borough of Queens, city and state of New York
9 bounded and described as follows:

10 1. [~~BEGINNING at a point being the corner formed by the intersection~~
11 ~~of the southeasterly side of the Long Island Rail Road R.O.W. (Flushing~~
12 ~~and North Side Division) with the northeasterly side of the Grand~~
13 ~~Central Parkway, said Point of Beginning being N.Y.C. Monument No. 23945~~
14 ~~as laid out on N.Y.C. Alteration Maps numbers 4164, 4179 and 4496,~~

15 ~~Running thence North 36°-13'-30" East, along the southeasterly side of~~
16 ~~the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to a~~
17 ~~point,~~

18 ~~Running thence North 49°-26'-52" East, a distance of 245.50 feet to a~~
19 ~~point of curvature,~~

20 ~~Running thence along a curve, bearing to the left and having a central~~
21 ~~angle of 13°-13'-20" and a radius of 610.00 feet, a distance of 140.77~~
22 ~~feet to a point of tangency,~~

EXPLANATION--Matter in italics (underscored) is new; matter in brackets
[-] is old law to be omitted.

LBD11298-03-3

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1 ~~Running thence North 36°-13'-33" East, a distance of 211.45 feet to a~~
2 ~~point;~~
3 ~~Running thence South 54°-01'-05" East, a distance of 245.89 feet to a~~
4 ~~point;~~
5 ~~Running thence South 35°-58'-51" West, a distance of 7.98 feet to a~~
6 ~~point;~~
7 ~~Running thence South 54°-01'-05" East, a distance of 39.78 feet to a~~
8 ~~point;~~
9 ~~Running thence North 35°-46'-36" East, a distance of 8.27 feet to a~~
10 ~~point;~~
11 ~~Running thence South 54°-01'-05" East, a distance of 25.80 feet to a~~
12 ~~point (not a point of curvature);~~
13 ~~Running thence along a curve, bearing to the left and having a central~~
14 ~~angle of 58°-23'-39", a radius of 130.00 feet and a radial bearing of~~
15 ~~North 65°-23'-12" East, a distance of 132.49 feet to a point (not a~~
16 ~~point of tangency);~~
17 ~~Running thence South 11°-06'-58" East, a distance of 853.90 feet to a~~
18 ~~point of curvature;~~
19 ~~Running thence along a curve, bearing to the right and having a~~
20 ~~central angle of 68°-12'-53" and a radius of 18.79 feet, a distance of~~
21 ~~22.37 feet to a point of reverse curvature;~~
22 ~~Running thence along a curve, bearing to the left and having a central~~
23 ~~angle of 18°-37'-21" and a radius of 485.48 feet, a distance of 157.79~~
24 ~~feet to a point of tangency;~~
25 ~~Running thence South 38°-28'-34" West, a distance of 485.81 feet to a~~
26 ~~point;~~
27 ~~Running thence North 51°-38'-40" West, a distance of 8.99 feet to a~~
28 ~~point;~~
29 ~~Running thence South 38°-06'-51" West, a distance of 340.83 feet to a~~
30 ~~point (not a point of curvature);~~
31 ~~Running thence along a curve, bearing to the right and having a~~
32 ~~central angle of 84°-29'-16", a radius of 40.00 feet and a radial bear-~~
33 ~~ing of South 44°-03'-16" West, a distance of 58.98 feet to point (not a~~
34 ~~point of tangency);~~
35 ~~Running thence South 38°-32'-31" West, a distance of 185.86 feet to a~~
36 ~~point;~~
37 ~~Running thence North 55°-21'-03" West, a distance of 14.76 feet to a~~
38 ~~point;~~
39 ~~Running thence South 38°-45'-41" West, a distance of 32.45 feet to a~~
40 ~~point (not a point of curvature);~~
41 ~~Running thence along a curve, bearing to the right and having a~~
42 ~~central angle of 5°-34'-27", a radius of 7,000.00 feet and a radial~~
43 ~~bearing of North 33°-38'-33" East, a distance of 681.01 feet to a point~~
44 ~~of tangency;~~
45 ~~Running thence North 50°-47'-00" West, a distance of 403.24 feet to~~
46 ~~the POINT OR PLACE OF BEGINNING.~~
47 ~~The area of this parcel is 1,825,541.05 sq. ft. (41.91 acres) and the~~
48 ~~total perimeter is 5527.37 feet.~~
49 ~~2. BEGINNING at a point being the following courses and distances from~~
50 ~~the corner formed by the intersection of the southeasterly side of the~~
51 ~~Long Island Rail Road R.O.W. (Flushing and North Side Division) with the~~
52 ~~northeasterly side of the Grand Central Parkway, said Point of Beginning~~
53 ~~being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps~~
54 ~~numbers 4164, 4179 and 4496;~~

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1 ~~(1) Running thence North 36°-13'-30" East, along the southeasterly~~
2 ~~side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to~~
3 ~~a point;~~
4 ~~(2) Running thence North 49°-26'-52" East, a distance of 245.50 feet~~
5 ~~to a point of curvature;~~
6 ~~(3) Running thence along a curve, bearing to the left and having a~~
7 ~~central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of~~
8 ~~140.77 feet to a point of tangency;~~
9 ~~(4) Running thence North 36°-13'-33" East, a distance of 460.50 feet~~
10 ~~to a point;~~
11 ~~(5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to~~
12 ~~the POINT OR PLACE OF BEGINNING;~~
13 ~~Running thence North 35°-59'-23" East, a distance of 168.81 feet to a~~
14 ~~point (not a point of curvature);~~
15 ~~Running thence along a curve, bearing to the left and having a central~~
16 ~~angle of 5°-13'-58", a radius of 588.03 feet and a radial bearing of~~
17 ~~North 57°-54'-08" West, a distance of 53.70 feet to a point of tangency;~~
18 ~~Running thence North 26°-51'-55" East, a distance of 67.58 feet to a~~
19 ~~point of curvature;~~
20 ~~Running thence along a curve, bearing to the right and having a~~
21 ~~central angle of 26°-02'-29" and a radius of 329.01 feet, a distance of~~
22 ~~149.54 feet to a point (not a point of tangency);~~
23 ~~Running thence North 54°-51'-58" East, a distance of 30.77 feet to a~~
24 ~~point (not a point of curvature);~~
25 ~~Running thence along a curve, bearing to the right, having a central~~
26 ~~angle of 113°-46'-56", a radius of 15.62 feet and a radial bearing of~~
27 ~~South 36°-25'-54" East, a distance of 31.03 feet to a point (not a point~~
28 ~~of tangency);~~
29 ~~Running thence South 01°-03'-39" East, a distance of 71.24 feet to a~~
30 ~~point (not a point of curvature);~~
31 ~~Running thence along a curve, bearing to the right, having a central~~
32 ~~angle of 25°-55'-13", a radius of 1,000.00 feet and a radial bearing of~~
33 ~~North 88°-41'-48" West, a distance of 452.39 feet to a point (not a~~
34 ~~point of tangency);~~
35 ~~Running thence North 53°-51'-28" West, a distance of 237.41 feet to~~
36 ~~the POINT OR PLACE OF BEGINNING.~~
37 ~~The area of this parcel is 78,284.99 sq. ft. (1.80 acres) and the~~
38 ~~total perimeter is 1,262.48 feet.~~
39 ~~3. BEGINNING at a point being the following courses and distances from~~
40 ~~the corner formed by the intersection of the southeasterly side of the~~
41 ~~Long Island Rail Road R.O.W (Flushing and North Side Division) with the~~
42 ~~northeasterly side of the Grand Central Parkway, said Point of Beginning~~
43 ~~being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps~~
44 ~~numbers 4164, 4179 and 4496;~~
45 ~~(1) Running thence North 36°-13'-30" East, along the southeasterly~~
46 ~~side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to~~
47 ~~a point;~~
48 ~~(2) Running thence North 49°-26'-52" East, a distance of 245.50 feet~~
49 ~~to a point of curvature;~~
50 ~~(3) Running thence along a curve, bearing to the left and having a~~
51 ~~central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of~~
52 ~~140.77 feet to a point of tangency;~~
53 ~~(4) Running thence North 36°-13'-33" East, a distance of 460.50 feet~~
54 ~~to a point;~~
55 ~~(5) Running thence South 53°-51'-28" East, a distance of 401.06 feet~~
56 ~~to a point (not a point of curvature);~~

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1 ~~(6) Running thence along a curve, bearing to the left, having a~~
2 ~~central angle of 00°-59'-45", a radius of 1,073.50 feet and a radial~~
3 ~~bearing of N 62°-09'-41" West, a distance of 18.66 feet to the POINT OR~~
4 ~~PLACE OF BEGINNING.~~
5 ~~Running thence along the same curve, bearing to the left, having a~~
6 ~~central angle of 10°-34'-58", a radius of 1,073.50 feet and a radial~~
7 ~~bearing of North 63°-09'-27" West, a distance of 198.28 feet to a point,~~
8 ~~Running thence South 77°-26'-40" East, a distance of 69.89 feet to a~~
9 ~~point,~~
10 ~~Running thence South 52°-56'-05" East, a distance of 240.12 feet to a~~
11 ~~point,~~
12 ~~Running thence South 37°-03'-55" West, a distance of 147.20 to a point~~
13 ~~(not a point of curvature),~~
14 ~~Running thence along a curve, bearing to the left, having a central~~
15 ~~angle of 4°-37'-36", a radius of 2,600.00 feet and a radial bearing of~~
16 ~~South 10°-56'-00" West, a distance of 209.95 feet to a point of reverse~~
17 ~~curvature,~~
18 ~~Running thence along a curve, bearing to the right, having a central~~
19 ~~angle of 60°-37'-23" and a radius of 15.00 feet, a distance of 15.87~~
20 ~~feet to a point of reverse curvature,~~
21 ~~Running thence along a curve, bearing to the left, having a central~~
22 ~~angle of 16°-53'-47" and a radius of 145.00 feet, a distance of 42.76~~
23 ~~feet to a point of reverse curvature,~~
24 ~~Running thence along a curve bearing to the right, having a central~~
25 ~~angle of 66°-48'-33" and a radius of 15.00 feet, a distance of 17.49~~
26 ~~feet to POINT OR PLACE OF BEGINNING.~~
27 ~~The area of this parcel is 56,975.79 sq. ft. (1.31 acres) and the~~
28 ~~total perimeter is 941.56 feet.] BEGINNING at a point being the corner~~
29 ~~formed by the intersection of the southeasterly side of the Long Island~~
30 ~~Rail Road R.O.W. (Flushing and North Side Division) with the northeast-~~
31 ~~erly side of the Grand Central Parkway, said Point of Beginning being~~
32 ~~N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps number~~
33 ~~4164, 4179 and 4496;~~
34 ~~Running thence North 36°-13'-30" East, along the southeasterly side of~~
35 ~~the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to a~~
36 ~~point;~~
37 ~~Running thence North 49°-26'-52" East, a distance of 245.50 feet to a~~
38 ~~point of curvature;~~
39 ~~Running thence along a curve, bearing to the left and having a central~~
40 ~~angle of 13°-13'-20" and a radius of 610.00 feet, a distance of 140.77~~
41 ~~feet to a point of tangency;~~
42 ~~Running thence North 36°-13'-33" East, a distance of 211.45 feet to a~~
43 ~~point;~~
44 ~~Running thence South 54°-01'-05" East, a distance of 245.89 feet to a~~
45 ~~point;~~
46 ~~Running thence South 35°-58'-51" West, a distance of 7.98 feet to a~~
47 ~~point;~~
48 ~~Running thence South 54°-01'-05" East, a distance of 39.78 feet to a~~
49 ~~point;~~
50 ~~Running thence North 35°-46'-36" East, a distance of 8.27 feet to a~~
51 ~~point;~~
52 ~~Running thence South 54°-01'-05" East, a distance of 25.80 feet to a~~
53 ~~point of non-tangency;~~
54 ~~Running thence along a curve, bearing to the left and having a central~~
55 ~~angle of 58°-23'-39", a radius of 130.00 feet and a radial bearing of~~

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1 North 65°-23'-12" East, a distance of 132.49 feet to a point of non-tan-
2 gency;
3 Running thence South 11°-06'-58" East, a distance of 860.65 feet to a
4 point;
5 Running thence South 21°-52'-59" West, a distance of 55.13 feet to a
6 point;
7 Running thence South 51°-38'-00" West, a distance of 13.36 feet to a
8 point of tangency;
9 Running thence along a curve, bearing to the left and having a central
10 angle of 13°-18'-06", a radius of 467.00 feet and a distance of 132.49
11 feet to a point;
12 Running thence South 38°-20'-00" West, a distance of 251.91 feet to a
13 point;
14 Running thence South 37°-02'-43" West, a distance of 88.98 feet to a
15 point;
16 Running thence South 38°-20'-00" West, a distance of 297.32 feet to a
17 point;
18 Running thence South 38°-23'-12" West, a distance of 211.85 feet to a
19 point;
20 Running thence South 38°-32'-31" West, a distance of 200.00 feet to a
21 point;
22 Running thence North 55°-21'-03" West, a distance of 14.76 feet to a
23 point;
24 Running thence South 38°-45'-41" West, a distance of 32.45 feet to a
25 point of non-tangency;
26 Running thence along a curve, bearing to the right and having a
27 central angle of 5°-34'-27", a radius of 7,000.00 feet and a radial
28 bearing of North 33°-38'-33" East, a distance of 681.01 feet to a point
29 of tangency;
30 Running thence North 50°-47'-00" West, a distance of 403.24 feet to
31 the POINT AND PLACE OF BEGINNING.
32 The area of this parcel is 1,855,082 sq. ft. (42.5868 acres) and the
33 total perimeter is 5,500.45 feet.
34 2. BEGINNING at a point being the following courses and distances from
35 the corner formed by the intersection of the southeasterly side of the
36 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
37 northeasterly side of the Grand Central Parkway, said Point of Beginning
38 being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps
39 numbers 4164, 4179 and 4496;
40 (1) Running thence North 36°-13'-30" East, along the southeasterly
41 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to
42 a point;
43 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
44 to a point of curvature;
45 (3) Running thence along a curve, bearing to the left and having a
46 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
47 140.77 feet to a point of tangency;
48 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
49 to a point;
50 (5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to
51 the POINT OR PLACE OF BEGINNING;
52 Running thence North 35°-59'-23" East, a distance of 168.81 feet to a
53 non tangent point of curvature;
54 Running thence along a curve, bearing to the left and having a central
55 angle of 5°-13'-58", a radius of 588.03 feet and a radial bearing of
56 North 57°-54'-08" West, a distance of 53.70 feet to a point of tangency;

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1 Running thence North 26°-51'-55" East, a distance of 67.58 feet to a
2 point of curvature;
3 Running thence along a curve, bearing to the right and having a
4 central angle of 10°-03'-52" and a radius of 329.01 feet, a distance of
5 57.80 feet to a point (not a point of tangency);
6 Running thence South 53°-51'-27" East, a distance of 136.54 feet to a
7 non tangent point of curvature;
8 Running thence along a curve, bearing to the right, having a central
9 angle of 21°-10'-31", a radius of 1,000.00 feet and a radial bearing of
10 North 83°-57'-07" West, a distance of 369.58 feet to a point (not a
11 point of tangency);
12 Running thence North 53°-51'-28" West, a distance of 237.41 feet to
13 the POINT OR PLACE OF BEGINNING.
14 The area of this parcel is 67,357 sq.ft. (1.546 acres) and the total
15 perimeter is 1,262.48 feet.
16 § 2. Section 18-128 of the administrative code of the city of New York
17 is amended by adding a new subdivision d to read as follows:
18 d. The tracts of land required by this act to be surrendered by the
19 NTC from the tracts of land previously granted and rededicated as park
20 lands are as follows:
21 1. BEGINNING at a point being the following courses and distances from
22 the corner formed by the intersection of the southeasterly side of the
23 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
24 northeasterly side of the Grand Central Parkway, said Point of Beginning
25 being N.Y.C. Monument No. 23945 as laid out on N.Y.C Alteration Maps
26 numbers 4164, 4179 and 4496
27 (1) Running thence North 36°-13'-30" East, along the southeasterly
28 side of the Long Island Rail Road R.O.W., a distance of 1,233.44 feet to
29 a point;
30 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
31 to a point of curvature;
32 (3) Running thence along a curve, bearing to the left and having a
33 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
34 140.77 feet to a point of tangency;
35 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
36 to a point;
37 (5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to
38 a point;
39 (6) Running thence North 35°-59'-23" East, a distance of 168.81 feet
40 to a non tangent point of curvature;
41 (7) Running thence along a curve, bearing to the left and having a
42 central angle of 05°13'58" and a radius of 588.03 feet and a radial
43 bearing of North 57°54'08" West, a distance of 53.70 feet to a point of
44 tangency;
45 (8) Running thence North 26°-51'-55" East, a distance of 67.58 feet to
46 a point of curvature;
47 (9) Running thence along a curve, bearing to the right and having a
48 central angle of 10°-03'-52" and a radius of 329.01 feet and a distance
49 of 57.80 feet to a POINT OR PLACE OF BEGINNING;
50 Running thence along a curve, bearing to the right and having a
51 central angle of 15°-58'-37" and a radius of 329.01 feet and a radial
52 bearing of South 53°-04'-11" East, a distance of 91.74 feet to a point
53 (not a point of tangency);
54 Running thence North 54°-51'-58" East, a distance of 30.77 feet to a
55 non tangent point of curvature;

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1 Running thence along a curve, bearing to the right, having a central
2 angle of 113°-46'-56", a radius of 15.62 feet and a radial bearing of
3 South 36°-25'-54" East, a distance of 31.03 feet to a point (not a point
4 of tangency);
5 Running thence South 01°-03'-39" East, a distance of 71.24 feet to a
6 non tangent point of curvature;
7 Running thence along a curve, bearing to the right, having a central
8 angle of 04°-44'-42", a radius of 1,000.00 feet and a radial bearing of
9 North 88°-41'-48" West, a distance of 82.81' feet to a point (not a
10 point of tangency);
11 Running thence North 53°-51'-27" West, a distance of 136.54 feet to
12 the POINT OR PLACE OF BEGINNING.
13 The area of this parcel is 10,923 sq. ft. (0.2510 acres) and the total
14 perimeter is 444.13 feet.
15 2. BEGINNING at a point being the following courses and distances from
16 the corner formed by the intersection of the southeasterly side of the
17 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
18 northeasterly side of the Grand Central Parkway, said Point of Beginning
19 being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps
20 numbers 4164, 4179 and 4496;
21 (1) Running thence North 36°-13'-30" East, along the southeasterly
22 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to
23 a point;
24 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
25 to a point of curvature;
26 (3) Running thence along a curve, bearing to the left and having a
27 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
28 140.77 feet to a point of tangency;
29 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
30 to a point;
31 (5) Running thence South 53°-51'-28" East, a distance of 401.06 feet
32 to a point (not a point of curvature);
33 (6) Running thence along a curve, bearing to the left, having a
34 central angle of 00°-59'-45", a radius of 1,073.50 feet and a radial
35 bearing of N 62°-09'-41" West, a distance of 18.66 feet to the POINT OR
36 PLACE OF BEGINNING;
37 Running thence along the same curve, bearing to the left, having a
38 central angle of 10°-34'-58", a radius of 1,073.50 feet and a radial
39 bearing of North 63°-09'-27" West, a distance of 198.28 feet to a point;
40 Running thence South 77°-26'-40" East, a distance of 69.89 feet to a
41 point;
42 Running thence South 52°-65'-05" East, a distance of 240.12 feet to a
43 point;
44 Running thence South 37°-03'-55" West, a distance of 147.20 feet to a
45 point (not a point of curvature);
46 Running thence along a curve, bearing to the left, having a central
47 angle of 4°-37'-36", a radius of 2,600.00 feet and a radial bearing of
48 South 10°-56'-00" West, a distance of 209.95 feet to a point of reverse
49 curvature;
50 Running thence along a curve bearing to the right, having a central
51 angle of 60°-37'-23" and a radius of 15.00 feet, a distance of 15.87
52 feet to a point of reverse curvature;
53 Running thence along a curve, bearing to the left, having a central
54 angle of 16°-53'-47" and a radius of 145.00 feet, a distance of 42.76
55 feet to a point of reverse curvature;

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1 Running thence along a curve bearing to the right, having a central
2 angle of 66°-48'-33" and a radius of 15.00 feet, a distance of 17.49
3 feet to POINT OR PLACE OF BEGINNING.

4 The area of this parcel is 56,975.79 sq. ft. (1.31 acres) and the
5 total perimeter is 941.56 feet.

6 3. Notwithstanding the opening paragraph and paragraphs one and two of
7 this subdivision, the NTC shall have exclusive use of the parcels
8 described in paragraphs one and two of this subdivision for the U.S.
9 Open Tennis Championships, consisting of up to and including thirty days
10 per year for the tournament, qualifying tournament, and for a reasonable
11 amount of time before and after the U.S. Open Tennis Championships for
12 the purpose of setting up and removing any equipment or structures
13 necessary for the tournament.

14 § 3. This act shall take effect immediately.

**NEW YORK STATE SENATE
INTRODUCER'S MEMORANDUM IN SUPPORT
submitted in accordance with Senate Rule VI. Sec 1**

BILL NUMBER: S5663

SPONSOR: RULES

TITLE OF BILL: An act to amend the administrative code of the city of New York, in relation to the leasing of property in the environs of a tennis stadium and center in Flushing Meadows-Corona Park in the borough of Queens and to replace certain descriptions of property subject to such property lease and to rededicate certain property as park land

SUMMARY OF PROVISIONS:

Section 1 of the bill repeals paragraphs 1 through 3 of subdivision c of section 18-128 of the Administrative Code of the City of New York and replaces them with new paragraphs 1 and 2 to indicate new metes and bounds subject to lease for a tennis stadium and center.

Section 2 of the bill adds a new subdivision d to section 18-128 of the Code to set forth metes and bounds of two tracts of land being removed from the tennis stadium and center lease and rededicated, as park land. Further, it provides that the USTA National Tennis Center Incorporated (defined as "NTC" in section 18128(a)) may be granted permission to make exclusive use of the parcels described in new subdivision d of section 18-128 for the dates of the U.S. Open tennis tournament, qualifying tournament and for the set up and removal of structures and equipment associated with the tournament.

Section 3 provides that the act shall take effect immediately.

REASONS FOR SUPPORT:

This bill would amend the Administrative Code of the city of New York to provide for a .68-acre expanded boundary for the tennis stadium and center, Billie Jean King National Tennis Center, a public tennis facility that is part of Flushing Meadows-Corona Park in Queens and to remove from the boundaries permitted to be leased a total of 1.56 acres. The approval would allow for the disposition of 0.68 acres of City property by long-term lease to the USTA National Tennis Center Incorporated ("NTC"), an affiliate of the United States Tennis Association Incorporated and operator of the tennis center, to facilitate the improvement and expansion of the tennis center. The area to be added to the leased premises for the tennis stadium and center consists of approximately 29,534 square feet (0.68 acres) of an existing park, Flushing Meadows-Corona Park, and is located along the southern boundary of the tennis center. The premises currently contain a landscape border to the tennis center, a park pathway and pathway median with trees. The park pathway is one of three pathways used by park patrons to stroll and recreate within the park. The two remaining pathways will not be affected by the project. The parcel will allow for the shift of the grandstand stadium and the southern tennis courts with a fenced, landscaped border to improve safety and circulation, an essential part of a plan to sustain

the long-term viability of the tennis center as a world class spectator venue and outstanding public recreational facility.

The NTC proposes to return to the City two parcels of park land that are currently part of the premises alienated and leased to the NTC. The replacement park land totals 1.56 acres, comprising a 0.75-acre landscaped area and 0.81 acres of space for active recreation and containing 5 tennis courts. These parcels are currently included in the parcels leased to the NTC. The parcels contain practice tennis courts used during the US Open and other major tennis tournaments. The two parcels being removed from the leased property are:

(1) A 1.31-acre parcel located southeast of David Dinkins Circle, occupied by five tennis courts and 0.5 acres of landscaped areas. When not in use by the NTC, these courts are used by the City Parks Foundation, a not for profit organization that provides free and accessible arts, sports, education and community-building programs within New York City parks, for lessons, hourly rentals, tournaments, leagues and special events. A portion of this parcel located along the eastern edge of the tennis courts is alienated but not included in the tennis center lease. The area included in the lease is 1.16 acres.

(2) A 0.25-acre landscaped parcel located just beyond the eastern end of the bank of six tennis courts to the east of the Passerelle.

With the proposed changes, these two parcels of park land would no longer be alienated land and would be returned to Flushing Meadows-Corona Park for recreational use under the jurisdiction of the Department of Parks and Recreation. The tennis center lease would also be amended, so these parcels would not be part of the tennis center premises. Other than the tennis courts, the replacement park land is not fenced, so the landscaped portions of these parcels would be available as passive open space, accessible to any member of the public. The NTC would have no control over these parcels, except during the US Open when they shall have up to 30 days of use of the five tennis courts. The NTC would remain responsible for maintenance and repair of the tennis courts on an annual basis, so that they continue to be available in good condition for public use.

The New York City Department of Parks and Recreation supports the amendments proposed in this bill, including the addition to the leased premises of the 0.68-acre parcel as part of the property described in section 1 of the bill and the removal from the leased premises (and the re-dedication as park land) of the part of the property described in section 2 of the bill. In addition, the NTC is committed to financially support Flushing Meadows-Corona Park and will work with the Department of Parks and Recreation to facilitate park improvements to compensate for the 0.68-acre parcel to be added to the NTC leased premises.

Accordingly, the Mayor urges the earliest possible favorable consideration of this proposal by the Legislature.

STATE OF NEW YORK

7826

2013-2014 Regular Sessions

IN ASSEMBLY

June 5, 2013

Introduced by M. of A. AUBRY -- read once and referred to the Committee on Cities

AN ACT to amend the administrative code of the city of New York, in relation to the leasing of property in the environs of a tennis stadium and center in Flushing Meadows-Corona Park in the borough of Queens and to replace certain descriptions of property subject to such property lease and to rededicate certain property as park land

The People of the State of New York, represented in Senate and Assembly, do enact as follows:

1 Section 1. Subdivision c of section 18-128 of the administrative code
2 of the city of New York, as amended by chapter 442 of the laws of 1993,
3 is amended to read as follows:

4 c. The tracts of land referred to in subdivision a of this section are
5 more particularly described as follows:

6 All that certain lot, piece or parcel of land, with the buildings and
7 improvements thereon erected, situate, lying and being in Flushing
8 Meadows-Corona Park in the borough of Queens, city and state of New York
9 bounded and described as follows:

10 1. ~~[BEGINNING at a point being the corner formed by the intersection~~
11 ~~of the southeasterly side of the Long Island Rail Road R.O.W. (Flushing~~
12 ~~and North Side Division) with the northeasterly side of the Grand~~
13 ~~Central Parkway, said Point of Beginning being N.Y.C. Monument No. 23945~~
14 ~~as laid out on N.Y.C. Alteration Maps numbers 4164, 4179 and 4496,~~

15 ~~Running thence North 36°-13'-30" East, along the southeasterly side of~~
16 ~~the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to a~~
17 ~~point;~~

18 ~~Running thence North 49°-26'-52" East, a distance of 245.50 feet to a~~
19 ~~point of curvature;~~

20 ~~Running thence along a curve, bearing to the left and having a central~~
21 ~~angle of 13°-13'-20" and a radius of 610.00 feet, a distance of 140.77~~
22 ~~feet to a point of tangency;~~

EXPLANATION--Matter in *italics* (underscored) is new; matter in brackets
[-] is old law to be omitted.

LBD11298-03-3

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1 ~~Running thence North 36°-13'-33" East, a distance of 211.45 feet to a~~
 2 ~~point;~~
 3 ~~Running thence South 54°-01'-05" East, a distance of 245.89 feet to a~~
 4 ~~point;~~
 5 ~~Running thence South 35°-58'-51" West, a distance of 7.98 feet to a~~
 6 ~~point;~~
 7 ~~Running thence South 54°-01'-05" East, a distance of 39.78 feet to a~~
 8 ~~point;~~
 9 ~~Running thence North 35°-46'-36" East, a distance of 8.27 feet to a~~
 10 ~~point;~~
 11 ~~Running thence South 54°-01'-05" East, a distance of 25.80 feet to a~~
 12 ~~point (not a point of curvature);~~
 13 ~~Running thence along a curve, bearing to the left and having a central~~
 14 ~~angle of 58°-23'-39", a radius of 130.00 feet and a radial bearing of~~
 15 ~~North 65°-23'-12" East, a distance of 132.49 feet to a point (not a~~
 16 ~~point of tangency);~~
 17 ~~Running thence South 11°-06'-58" East, a distance of 853.90 feet to a~~
 18 ~~point of curvature;~~
 19 ~~Running thence along a curve, bearing to the right and having a~~
 20 ~~central angle of 68°-12'-53" and a radius of 18.79 feet, a distance of~~
 21 ~~22.37 feet to a point of reverse curvature;~~
 22 ~~Running thence along a curve, bearing to the left and having a central~~
 23 ~~angle of 18°-37'-21" and a radius of 485.48 feet, a distance of 157.79~~
 24 ~~feet to a point of tangency;~~
 25 ~~Running thence South 38°-28'-34" West, a distance of 485.81 feet to a~~
 26 ~~point;~~
 27 ~~Running thence North 51°-38'-40" West, a distance of 8.99 feet to a~~
 28 ~~point;~~
 29 ~~Running thence South 38°-06'-51" West, a distance of 340.83 feet to a~~
 30 ~~point (not a point of curvature);~~
 31 ~~Running thence along a curve, bearing to the right and having a~~
 32 ~~central angle of 84°-29'-16", a radius of 40.00 feet and a radial bear-~~
 33 ~~ing of South 44°-03'-16" West, a distance of 58.98 feet to point (not a~~
 34 ~~point of tangency);~~
 35 ~~Running thence South 38°-32'-31" West, a distance of 185.86 feet to a~~
 36 ~~point;~~
 37 ~~Running thence North 55°-21'-03" West, a distance of 14.76 feet to a~~
 38 ~~point;~~
 39 ~~Running thence South 38°-45'-41" West, a distance of 32.45 feet to a~~
 40 ~~point (not a point of curvature);~~
 41 ~~Running thence along a curve, bearing to the right and having a~~
 42 ~~central angle of 5°-34'-27", a radius of 7,000.00 feet and a radial~~
 43 ~~bearing of North 33°-38'-33" East, a distance of 681.01 feet to a point~~
 44 ~~of tangency;~~
 45 ~~Running thence North 50°-47'-00" West, a distance of 403.24 feet to~~
 46 ~~the POINT OR PLACE OF BEGINNING.~~
 47 ~~The area of this parcel is 1,825,541.05 sq. ft. (41.91 acres) and the~~
 48 ~~total perimeter is 5527.37 feet.~~
 49 ~~2. BEGINNING at a point being the following courses and distances from~~
 50 ~~the corner formed by the intersection of the southeasterly side of the~~
 51 ~~Long Island Rail Road R.O.W. (Flushing and North Side Division) with the~~
 52 ~~northeasterly side of the Grand Central Parkway, said Point of Beginning~~
 53 ~~being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps~~
 54 ~~numbers 4164, 4179 and 4496;~~

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~~1 (1) Running thence North 36°-13'-30" East, along the southeasterly~~
~~2 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to~~
~~3 a point;~~
~~4 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet~~
~~5 to a point of curvature;~~
~~6 (3) Running thence along a curve, bearing to the left and having a~~
~~7 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of~~
~~8 140.77 feet to a point of tangency;~~
~~9 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet~~
~~10 to a point;~~
~~11 (5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to~~
~~12 the POINT OR PLACE OF BEGINNING;~~
~~13 Running thence North 35°-59'-23" East, a distance of 160.01 feet to a~~
~~14 point (not a point of curvature);~~
~~15 Running thence along a curve, bearing to the left and having a central~~
~~16 angle of 5°-13'-58", a radius of 580.03 feet and a radial bearing of~~
~~17 North 57°-54'-08" West, a distance of 53.70 feet to a point of tangency;~~
~~18 Running thence North 26°-51'-55" East, a distance of 67.58 feet to a~~
~~19 point of curvature;~~
~~20 Running thence along a curve, bearing to the right and having a~~
~~21 central angle of 26°-02'-29" and a radius of 329.01 feet, a distance of~~
~~22 149.54 feet to a point (not a point of tangency);~~
~~23 Running thence North 54°-51'-58" East, a distance of 30.77 feet to a~~
~~24 point (not a point of curvature);~~
~~25 Running thence along a curve, bearing to the right, having a central~~
~~26 angle of 113°-46'-56", a radius of 15.62 feet and a radial bearing of~~
~~27 South 36°-25'-54" East, a distance of 31.03 feet to a point (not a point~~
~~28 of tangency);~~
~~29 Running thence South 01°-03'-39" East, a distance of 71.24 feet to a~~
~~30 point (not a point of curvature);~~
~~31 Running thence along a curve, bearing to the right, having a central~~
~~32 angle of 25°-55'-13", a radius of 1,000.00 feet and a radial bearing of~~
~~33 North 88°-41'-48" West, a distance of 452.39 feet to a point (not a~~
~~34 point of tangency);~~
~~35 Running thence North 53°-51'-28" West, a distance of 237.41 feet to~~
~~36 the POINT OR PLACE OF BEGINNING.~~
~~37 The area of this parcel is 70,204.99 sq. ft. (1.00 acres) and the~~
~~38 total perimeter is 1,262.40 feet.~~
~~39 3. BEGINNING at a point being the following courses and distances from~~
~~40 the corner formed by the intersection of the southeasterly side of the~~
~~41 Long Island Rail Road R.O.W (Flushing and North Side Division) with the~~
~~42 northeasterly side of the Grand Central Parkway, said Point of Beginning~~
~~43 being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps~~
~~44 numbers 4164, 4179 and 4496;~~
~~45 (1) Running thence North 36°-13'-30" East, along the southeasterly~~
~~46 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to~~
~~47 a point;~~
~~48 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet~~
~~49 to a point of curvature;~~
~~50 (3) Running thence along a curve, bearing to the left and having a~~
~~51 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of~~
~~52 140.77 feet to a point of tangency;~~
~~53 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet~~
~~54 to a point;~~
~~55 (5) Running thence South 53°-51'-28" East, a distance of 401.06 feet~~
~~56 to a point (not a point of curvature);~~

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~~1 (6) Running thence along a curve, bearing to the left, having a~~
~~2 central angle of 00°-59'-45", a radius of 1,073.50 feet and a radial~~
~~3 bearing of N 62°-09'-41" West, a distance of 18.66 feet to the POINT OR~~
~~4 PLACE OF BEGINNING.~~
~~5 Running thence along the same curve, bearing to the left, having a~~
~~6 central angle of 10°-34'-58", a radius of 1,073.50 feet and a radial~~
~~7 bearing of North 63°-09'-27" West, a distance of 198.28 feet to a point,~~
~~8 Running thence South 77°-26'-40" East, a distance of 69.89 feet to a~~
~~9 point,~~
~~10 Running thence South 52°-56'-05" East, a distance of 240.12 feet to a~~
~~11 point,~~
~~12 Running thence South 37°-03'-55" West, a distance of 147.20 to a point~~
~~13 (not a point of curvature),~~
~~14 Running thence along a curve, bearing to the left, having a central~~
~~15 angle of 4°-37'-36", a radius of 2,600.00 feet and a radial bearing of~~
~~16 South 10°-55'-00" West, a distance of 209.95 feet to a point of reverse~~
~~17 curvature,~~
~~18 Running thence along a curve, bearing to the right, having a central~~
~~19 angle of 60°-37'-23" and a radius of 15.00 feet, a distance of 15.87~~
~~20 feet to a point of reverse curvature,~~
~~21 Running thence along a curve, bearing to the left, having a central~~
~~22 angle of 16°-53'-47" and a radius of 145.00 feet, a distance of 42.76~~
~~23 feet to a point of reverse curvature,~~
~~24 Running thence along a curve bearing to the right, having a central~~
~~25 angle of 66°-48'-33" and a radius of 15.00 feet, a distance of 17.49~~
~~26 feet to POINT OR PLACE OF BEGINNING.~~
~~27 The area of this parcel is 56,975.79 sq. ft. (1.31 acres) and the~~
~~28 total perimeter is 941.56 feet.] BEGINNING at a point being the corner~~
~~29 formed by the intersection of the southeasterly side of the Long Island~~
~~30 Rail Road R.O.W. (Flushing and North Side Division) with the northeast-~~
~~31 erly side of the Grand Central Parkway, said Point of Beginning being~~
~~32 N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps number~~
~~33 4164, 4179 and 4496;~~
~~34 Running thence North 36°-13'-30" East, along the southeasterly side of~~
~~35 the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to a~~
~~36 point;~~
~~37 Running thence North 49°-26'-52" East, a distance of 245.50 feet to a~~
~~38 point of curvature;~~
~~39 Running thence along a curve, bearing to the left and having a central~~
~~40 angle of 13°-13'-20" and a radius of 610.00 feet, a distance of 140.77~~
~~41 feet to a point of tangency;~~
~~42 Running thence North 36°-13'-33" East, a distance of 211.45 feet to a~~
~~43 point;~~
~~44 Running thence South 54°-01'-05" East, a distance of 245.89 feet to a~~
~~45 point;~~
~~46 Running thence South 35°-58'-51" West, a distance of 7.98 feet to a~~
~~47 point;~~
~~48 Running thence South 54°-01'-05" East, a distance of 39.78 feet to a~~
~~49 point;~~
~~50 Running thence North 35°-46'-36" East, a distance of 8.27 feet to a~~
~~51 point;~~
~~52 Running thence South 54°-01'-05" East, a distance of 25.80 feet to a~~
~~53 point of non-tangency;~~
~~54 Running thence along a curve, bearing to the left and having a central~~
~~55 angle of 58°-23'-39", a radius of 130.00 feet and a radial bearing of~~

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1 North 65°-23'-12" East, a distance of 132.49 feet to a point of non-tan-
2 gency;
3 Running thence South 11°-06'-58" East, a distance of 860.65 feet to a
4 point;
5 Running thence South 21°-52'-59" West, a distance of 55.13 feet to a
6 point;
7 Running thence South 51°-38'-00" West, a distance of 13.36 feet to a
8 point of tangency;
9 Running thence along a curve, bearing to the left and having a central
10 angle of 13°-18'-06", a radius of 467.00 feet and a distance of 132.49
11 feet to a point;
12 Running thence South 38°-20'-00" West, a distance of 251.91 feet to a
13 point;
14 Running thence South 37°-02'-43" West, a distance of 88.98 feet to a
15 point;
16 Running thence South 38°-20'-00" West, a distance of 297.32 feet to a
17 point;
18 Running thence South 38°-23'-12" West, a distance of 211.85 feet to a
19 point;
20 Running thence South 38°-32'-31" West, a distance of 200.00 feet to a
21 point;
22 Running thence North 55°-21'-03" West, a distance of 14.76 feet to a
23 point;
24 Running thence South 38°-45'-41" West, a distance of 32.45 feet to a
25 point of non-tangency;
26 Running thence along a curve, bearing to the right and having a
27 central angle of 5°-34'-27", a radius of 7,000.00 feet and a radial
28 bearing of North 33°-38'-33" East, a distance of 681.01 feet to a point
29 of tangency;
30 Running thence North 50°-47'-00" West, a distance of 403.24 feet to
31 the POINT AND PLACE OF BEGINNING.
32 The area of this parcel is 1,855,082 sq. ft. (42.5868 acres) and the
33 total perimeter is 5,500.45 feet.
34 2. BEGINNING at a point being the following courses and distances from
35 the corner formed by the intersection of the southeasterly side of the
36 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
37 northeasterly side of the Grand Central Parkway, said Point of Beginning
38 being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps
39 numbers 4164, 4179 and 4496;
40 (1) Running thence North 36°-13'-30" East, along the southeasterly
41 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to
42 a point;
43 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
44 to a point of curvature;
45 (3) Running thence along a curve, bearing to the left and having a
46 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
47 140.77 feet to a point of tangency;
48 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
49 to a point;
50 (5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to
51 the POINT OR PLACE OF BEGINNING;
52 Running thence North 35°-59'-23" East, a distance of 168.81 feet to a
53 non tangent point of curvature;
54 Running thence along a curve, bearing to the left and having a central
55 angle of 5°-13'-58", a radius of 588.03 feet and a radial bearing of
56 North 57°-54'-08" West, a distance of 53.70 feet to a point of tangency;

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1 Running thence North 26°-51'-55" East, a distance of 67.58 feet to a
 2 point of curvature;
 3 Running thence along a curve, bearing to the right and having a
 4 central angle of 10°-03'-52" and a radius of 329.01 feet, a distance of
 5 57.80 feet to a point (not a point of tangency);
 6 Running thence South 53°-51'-27" East, a distance of 136.54 feet to a
 7 non tangent point of curvature;
 8 Running thence along a curve, bearing to the right, having a central
 9 angle of 21°-10'-31", a radius of 1,000.00 feet and a radial bearing of
 10 North 83°-57'-07" West, a distance of 369.58 feet to a point (not a
 11 point of tangency);
 12 Running thence North 53°-51'-28" West, a distance of 237.41 feet to
 13 the POINT OR PLACE OF BEGINNING.
 14 The area of this parcel is 67,357 sq.ft. (1.546 acres) and the total
 15 perimeter is 1,262.48 feet.
 16 § 2. Section 18-128 of the administrative code of the city of New York
 17 is amended by adding a new subdivision d to read as follows:
 18 d. The tracts of land required by this act to be surrendered by the
 19 NTC from the tracts of land previously granted and rededicated as park
 20 lands are as follows:
 21 1. BEGINNING at a point being the following courses and distances from
 22 the corner formed by the intersection of the southeasterly side of the
 23 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
 24 northeasterly side of the Grand Central Parkway, said Point of Beginning
 25 being N.Y.C. Monument No. 23945 as laid out on N.Y.C Alteration Maps
 26 numbers 4164, 4179 and 4496
 27 (1) Running thence North 36°-13'-30" East, along the southeasterly
 28 side of the Long Island Rail Road R.O.W., a distance of 1,233.44 feet to
 29 a point;
 30 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
 31 to a point of curvature;
 32 (3) Running thence along a curve, bearing to the left and having a
 33 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
 34 140.77 feet to a point of tangency;
 35 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
 36 to a point;
 37 (5) Running thence South 53°-51'-28" East, a distance of 89.31 feet to
 38 a point;
 39 (6) Running thence North 35°-59'-23" East, a distance of 168.81 feet
 40 to a non tangent point of curvature;
 41 (7) Running thence along a curve, bearing to the left and having a
 42 central angle of 05°13'58" and a radius of 588.03 feet and a radial
 43 bearing of North 57°54'08" West, a distance of 53.70 feet to a point of
 44 tangency;
 45 (8) Running thence North 26°-51'-55" East, a distance of 67.58 feet to
 46 a point of curvature;
 47 (9) Running thence along a curve, bearing to the right and having a
 48 central angle of 10°-03'-52" and a radius of 329.01 feet and a distance
 49 of 57.80 feet to a POINT OR PLACE OF BEGINNING;
 50 Running thence along a curve, bearing to the right and having a
 51 central angle of 15°-58'-37" and a radius of 329.01 feet and a radial
 52 bearing of South 53°-04'-11" East, a distance of 91.74 feet to a point
 53 (not a point of tangency);
 54 Running thence North 54°-51'-58" East, a distance of 30.77 feet to a
 55 non tangent point of curvature;

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1 Running thence along a curve, bearing to the right, having a central
2 angle of 113°-46'-56", a radius of 15.62 feet and a radial bearing of
3 South 36°-25'-54" East, a distance of 31.03 feet to a point (not a point
4 of tangency);
5 Running thence South 01°-03'-39" East, a distance of 71.24 feet to a
6 non tangent point of curvature;
7 Running thence along a curve, bearing to the right, having a central
8 angle of 04°-44'-42", a radius of 1,000.00 feet and a radial bearing of
9 North 88°-41'-48" West, a distance of 82.81' feet to a point (not a
10 point of tangency);
11 Running thence North 53°-51'-27" West, a distance of 136.54 feet to
12 the POINT OR PLACE OF BEGINNING.
13 The area of this parcel is 10,923 sq. ft. (0.2510 acres) and the total
14 perimeter is 444.13 feet.
15 2. BEGINNING at a point being the following courses and distances from
16 the corner formed by the intersection of the southeasterly side of the
17 Long Island Rail Road R.O.W. (Flushing and North Side Division) with the
18 northeasterly side of the Grand Central Parkway, said Point of Beginning
19 being N.Y.C. Monument No. 23945 as laid out on N.Y.C. Alteration Maps
20 numbers 4164, 4179 and 4496;
21 (1) Running thence North 36°-13'-30" East, along the southeasterly
22 side of the Long Island Rail Road R.O.W., a distance of 1,223.44 feet to
23 a point;
24 (2) Running thence North 49°-26'-52" East, a distance of 245.50 feet
25 to a point of curvature;
26 (3) Running thence along a curve, bearing to the left and having a
27 central angle of 13°-13'-20" and a radius of 610.00 feet, a distance of
28 140.77 feet to a point of tangency;
29 (4) Running thence North 36°-13'-33" East, a distance of 460.50 feet
30 to a point;
31 (5) Running thence South 53°-51'-28" East, a distance of 401.06 feet
32 to a point (not a point of curvature);
33 (6) Running thence along a curve, bearing to the left, having a
34 central angle of 00°-59'-45", a radius of 1,073.50 feet and a radial
35 bearing of N 62°-09'-41" West, a distance of 18.66 feet to the POINT OR
36 PLACE OF BEGINNING;
37 Running thence along the same curve, bearing to the left, having a
38 central angle of 10°-34'-58", a radius of 1,073.50 feet and a radial
39 bearing of North 63°-09'-27" West, a distance of 198.28 feet to a point;
40 Running thence South 77°-26'-40" East, a distance of 69.89 feet to a
41 point;
42 Running thence South 52°-65'-05" East, a distance of 240.12 feet to a
43 point;
44 Running thence South 37°-03'-55" West, a distance of 147.20 feet to a
45 point (not a point of curvature);
46 Running thence along a curve, bearing to the left, having a central
47 angle of 4°-37'-36", a radius of 2,600.00 feet and a radial bearing of
48 South 10°-56'-00" West, a distance of 209.95 feet to a point of reverse
49 curvature;
50 Running thence along a curve bearing to the right, having a central
51 angle of 60°-37'-23" and a radius of 15.00 feet, a distance of 15.87
52 feet to a point of reverse curvature;
53 Running thence along a curve, bearing to the left, having a central
54 angle of 16°-53'-47" and a radius of 145.00 feet, a distance of 42.76
55 feet to a point of reverse curvature;

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1 Running thence along a curve bearing to the right, having a central
2 angle of 66°-48'-33" and a radius of 15.00 feet, a distance of 17.49
3 feet to POINT OR PLACE OF BEGINNING.

4 The area of this parcel is 56,975.79 sq. ft. (1.31 acres) and the
5 total perimeter is 941.56 feet.

6 3. Notwithstanding the opening paragraph and paragraphs one and two of
7 this subdivision, the NTC shall have exclusive use of the parcels
8 described in paragraphs one and two of this subdivision for the U.S.
9 Open Tennis Championships, consisting of up to and including thirty days
10 per year for the tournament, qualifying tournament, and for a reasonable
11 amount of time before and after the U.S. Open Tennis Championships for
12 the purpose of setting up and removing any equipment or structures
13 necessary for the tournament.

14 § 3. This act shall take effect immediately.

**NEW YORK STATE ASSEMBLY
MEMORANDUM IN SUPPORT OF LEGISLATION
submitted in accordance with Assembly Rule III, Sec 1(f)**

BILL NUMBER: A7826

SPONSOR: Aubry

TITLE OF BILL: An act to amend the administrative code of the city of New York, in relation to the leasing of property in the environs of a tennis stadium and center in Flushing Meadows-Corona Park in the borough of Queens and to replace certain descriptions of property subject to such property lease and to rededicate certain property as park land

JUSTIFICATION: This bill would amend the Administrative Code of the City of New York to provide for a .68-acre expanded boundary for the tennis stadium center, Billie Jean King National Tennis Center (NTC), a public tennis facility that is part of Flushing Meadows-Corona Park in Queens and to remove from the boundaries permitted to be leased a total of 1.56 acres.

1. Economic Benefits:

(i) Improved Facility Infrastructure: This legislation would ensure the replacement and upgrade of aging, out-of-date infrastructure and facilities that have reached the end of their useful lives; increase the capacity of the NTC site to allow for approximately 10,000 additional day session attendees per day at the US open; expand public plazas and promenades and open areas within the NTC; Improves circulation, comfort and safety for visitors and players; provides an additional 393 spaces parking garage spaces. Furthermore, this bill would allow for the Renovation/improvement of the Northwest and southerly tournament courts as well as Arthur Ashe Stadium Improvements.

The United States Tennis Association (USTA) generates 127 direct and indirect full-time jobs for Queens residents; workers earn an estimated \$5.57 million. Construction on the NTC would generate an estimated 800 construction jobs and an additional 776 full-time jobs for Queens residents over a 10-year. construction period. Workers would earn an estimated \$87.26 million in employee compensation.

(ii) US Open and New York:

The USTA Billie Jean King National Tennis Center is the largest public tennis facility in the world. Operated by the USTA for the City of New York, the facility opened in 1978 when the USTA moved the US Open from the West Side Tennis Club in Forest Hills, NY. For the past thirty-four years, the US Open Tennis Championships in Flushing Meadows, Queens, has been one of the premier sporting events in the world; this legislation allows for an improved experience that will maintain the status of the US Open as a top-rated event.

This premier event generates an estimated \$756 million in economic Impact to NYC (2010); up from \$420 million in 2001 and \$145 million in 1991.

Attendance at the US Open has topped 700,000+ for five consecutive years with 42% of patrons coming from outside the NY Metro Area and 14% from outside the U.S. furthermore, 16% of the City's hotel occupancy is related to the US Open this includes attendees, players, media sponsors and staff. In 2010 the US Open generated 2,564 room nights for Queens hotels.

Additionally, the US Open creates 6,000 seasonal jobs; of which 85% of employees are from NYC and 41% of which are from Queens. These 6,000 seasonal jobs yield the equivalent of 585 direct and indirect full and part time jobs for Queens residents, earning \$40.33 million in employee compensation.

SUMMARY OF PROVISIONS: Section 1 of the bill repeals paragraphs 1 through 3 of subdivision c of section 18-128 of the Administrative Code of the City of New York and replaces them with new paragraphs 1 and 2 to indicate new metes and bounds subject to lease for a tennis stadium and center.

Section 2 of the bill adds a new subdivision d to section 18-28 of the Code to set forth the metes and bounds of two tracts of land being removed from the tennis stadium and center lease and rededicated as park land. Further, it provides that the USTA National Tennis Center Incorporated (defined as "NTC" in section 18-128(a)) may be granted permission to make exclusive use of the parcels described in new subdivision d of section 18-128 for the dates of the U.S. Open tennis tournament, qualifying tournament and for the set up and removal of structures and equipment associated with the tournament.

This bill would amend the Administrative Code of the City of New York to provide for a .68-acre expanded boundary for the tennis stadium center, Billie Jean King National Tennis Center, a public tennis facility that is part of Flushing Meadows-Corona Park in Queens and to remove from the boundaries permitted to be leased a total of 1.56 acres. The approval would allow for the disposition of 0.68 acres of City property by long-term lease to USTA National Tennis Center Incorporated ("NTC"), an affiliate of the United States Tennis Association Incorporated and operator of the tennis center, to facilitate the improvement and expansion of the tennis center. The area to be added to the leased premises for the tennis stadium and center consists of approximately 29,534 square feet (0.68 acres) of an existing park, Flushing Meadows-Corona Park, and is located along the southern boundary of the tennis center. The premises currently contain a landscape border to the tennis center, a park pathway and pathway median with trees. The park pathway is one of three pathways used by park patrons to stroll and recreate within the park. The two remaining pathways will not be affected by the project. The parcel will allow for the shift of the grandstand stadium and the southern tennis courts with a fenced, landscaped border to improve safety and circulation, an essential part of a plan to sustain the long-term viability of the tennis center as a world class spectator venue and outstanding public recreational facility.

The NTC proposes to return to the City two parcels of park land that are currently part of the premises alienated and leased to the NTC. The replacement park land totals 1.56 acres, comprising of a 0.75-acre landscaped area and 0.81 acres of space for active recreation and containing 5 tennis courts. These parcels are currently in the parcels leased to the NTC. The parcels contain practice tennis courts used during the US

Open and other major tennis tournaments. The two parcels being removed from the leased property are:

(1) A 1.31-acre parcel located southeast of David Dinkins Circle, occupied by five tennis courts and 0.5 acres of landscaped areas. When not in use by the NTC, these courts are used by the City Parks Foundation, a not for profit organization that provides free and accessible arts, sports, education and community-building programs within New York City parks, for lessons, hourly rentals, tournaments, leagues and special events. A portion of this parcel located along the eastern edge of the tennis courts is alienated but not included in the tennis center lease. The area included in the lease is 1.16 acres.

(2) A 0.25-acre landscaped parcel located just beyond the eastern end of the bank of six tennis courts to the east of the passerelle.

With the proposed changes, these two parcels of park land would no longer be alienated land and would be returned to Flushing Meadows-Corona Park for recreational use under the jurisdiction of the Department of Parks and Recreation. The tennis center lease would also be amended, so these parcels would not be part of the tennis center premises. Other than the tennis courts, the replacement park land is not fenced, so the landscaped portions of these parcels would be available as passive open space, accessible to any member of the public. The NTC would have no control over these parcels, except during the US Open when they shall have up to 30 days of use of the five tennis courts. The NTC would remain responsible for maintenance and repair of the tennis courts on an annual basis, so that they continue to be available in good condition for public use.

LEGISLATIVE HISTORY: This is a new bill.

FISCAL IMPLICATIONS FOR STATE AND LOCAL GOVERNMENTS: None.

EFFECTIVE DATE: This act shall take effect immediately.
