

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Thursday, May 16, 2002

10:00 AM

Committee Room - City Hall

Committee on Land Use

Melinda R. Katz, Chair

*Members: Bill Perkins, Michael C. Nelson, Christine C. Quinn,
Joel Rivera, Tony Avella, Maria Baez, Charles Barron, Leroy G. Comrie,
Simcha Felder, Eric N. Gioia, G. Oliver Koppell, Miguel Martinez,
Michael E. McMahon, Hiram Monserrate, Albert Vann and Andrew J. Lanza*

Roll Call

Present:

Katz, Perkins, Quinn, Rivera, Avella, Baez, Barron, Comrie Jr., Felder, Koppell, Martinez, McMahon and Lanza

Absent:

Nelson, Gioia, Monserrate and Vann

LU 0004-2002

Uniform land use review procedure application no. C 020220 HAM, an Urban Development Action Area Designation, Project and the disposition of such property bounded by Frederick Douglass Boulevard and West 117th Street, Borough of Manhattan, Council District no. 9. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0095-2002

Uniform land use review procedure application no. C 020246 HAM, an Urban Development Action Area Designation and Project located at 267 West 118th Street; 161, 163 and 165 St. Nicholas Avenue and the disposition of property located at 163 St. Nicholas Avenue, Borough of Manhattan, Council District no. 9. This matter is subject to Council review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0126-2002

Zoning resolution amendment application no. 010182 ZRM, pursuant to §197-d and §200 of the New York City Charter, concerning changes in the text of the zoning resolution, Borough of Manhattan, Council District no. 4, relating: an amendment to the Zoning Resolution of the City of New York relating to Section 99-052 (a)(3) (recesses, balconies and dormers) in the Special Madison Avenue Preservation District.

Attachments: Hearing Transcript - Stated Meeting - 3/25

Attachments: Hearing Transcript - Stated Meeting - 3/25

- LU 0133-2002** Landmarks Preservation Commission designation no. DL - 335, LP - 2114, pursuant to §3020 of the New York City Charter, concerning the designation of the Phelps Stokes - J.P. Morgan Jr. House, located at 231 Madison Avenue, 235-231 Madison Avenue, 24 East 37th Street, Borough of Manhattan, Council District no. 3, as a landmark. (Non-ULURP no. 20025285 HKM).
- LU 0134-2002** Landmarks Preservation Commission designation no. DL - 334, LP - 2102, pursuant to §3020 of the New York City Charter, concerning the designation of the Murray Hill Historic District, located at generally between Park and Lexington avenues and East 35th and East 38th streets, Borough of Manhattan, Council District nos. 2 and 3, as a landmark. (Non-ULURP no. 20025240 HKM).
- LU 0148-2002** Application no. N 020069 HAM, an Urban Development Action Area Designation and Project, located at 225, 227, 229, 231/33, 235/37, 239 and 241 East 118th Street Street, Borough of Manhattan, Council District no. 8. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.
- Attachments:** Hearing Transcript 5/14
- Attachments:** Hearing Transcript 5/14
- Affirmative:** 13 -
Katz, Perkins, Quinn, Rivera, Avella, Baez, Barron, Comrie Jr., Felder, Koppell, Martinez, McMahon and Lanza
- Absent:** 4 -
Nelson, Gioia, Monserrate and Vann
- LU 0165-2002** Uniform land use review procedure application no. C 020013 PPX, pursuant to §197-c and §197-d of the New York City Charter concerning the disposition of one city-owned property, located at 3542 Webster Avenue, Borough of the Bronx, Council District no. 11. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d(b)(2) of the Charter or called up by vote of the Council pursuant to §197-d(b)(3) of the Charter.
- Attachments:** Hearing Transcript 5/14, Hearing Transcript - Stated Meeting 6/5
- Attachments:** Hearing Transcript 5/14, Hearing Transcript - Stated Meeting 6/5
- Affirmative:** 13 -
Katz, Perkins, Quinn, Rivera, Avella, Baez, Barron, Comrie Jr., Felder, Koppell, Martinez, McMahon and Lanza

Absent: 4 -

Nelson, Gioia, Monserrate and Vann

- LU 0167-2002** Uniform land use review procedure application no. 020079 PSQ, pursuant to §197-c and §197-d of the New York City Charter, concerning site selection for a capital project to be located at 303 Beach 49th Street , Borough of Queens, Council District no. 31. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d(b)(2) of the Charter or called up by vote of the Council pursuant to §197-d(b)(3) of the Charter.
- LU 0168-2002** Uniform land use review procedure application no. 020078 ZSQ, pursuant to §197-c and §197-d of the Charter of the City of New York concerning a special permit under the Zoning Resolution in the Borough of Queens, Council District no. 31 to allow a combined firehouse and ambulance station to be located in a R4 district. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d(b)(2) of the Charter or called-up by vote of the Council pursuant to §197-d(b)(3) of the Charter.
- LU 0176-2002** Application no. 20025239 TCQ, pursuant to §20-226 of the Administrative Code of the City of New York, concerning the petition of Café Mond, Inc., to establish, maintain and operate an unenclosed sidewalk café located at 41-15 31st Avenue, Borough of Queens, Council District no. 22. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and §20-226(g) of the New York City Administrative Code.
- LU 0177-2002** Zoning resolution amendment application no. 020380 ZRQ, pursuant to §197-d and §200 of the New York City Charter, concerning changes in the text of the zoning resolution, Borough of Queens, Council District no. 26, relating: an amendment to the zoning resolution of the City of New York relating to section 117-54 (Special Long Island City Mixed Use District).

LU 0181-2002 **Uniform land use review procedure application no. C 020229 HAM, an Urban Development Action Area Designation, Project, and the disposition of such property located at 106-110 East 103rd Street, Borough of Manhattan, Council District no. 8. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0088-2002 **Application no. 20025206 HAM, an Urban Development Action Area Project located at 286 West 151st Street, Council District no. 9, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0106-2002 **Application no. 20025247 HAK, an Urban Development Action Area Project known as BK-42, located in Community Boards 5 and 16, Council District no. 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0116-2002 **Application no. 20025279 HAX, an Urban Development Action Area Project, located at 752 Kelly Street, Council District no. 17, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0141-2002 **Application no. 20025359 HAM, an Urban Development Action Area Project known as West 148th Street UHAB HDFC, located in Community Board 9, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0142-2002 **Application no. 20025360 HAK, an Urban Development Action Area Project located at 293-295 Montauk Avenue, Council District no. 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0145-2002 **Application no. 20025363 HAX, an Urban Development Action Area Project located at 671 Kelly Street, Council District no. 17, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

LU 0157-2002 **Application no. 20025372 HAK, an Urban Development Action Area Project known as North Brooklyn Opportunities HDFC, located in Community Board 1, Council District no. 33, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 5/14

Attachments: Hearing Transcript 5/14

Affirmative: 13 -

Katz, Perkins, Quinn, Rivera, Avella, Baez, Barron, Comrie Jr., Felder, Koppell, Martinez, McMahon and Lanza

Absent: 4 -

Nelson, Gioia, Monserrate and Vann

AND SUCH OTHER BUSINESS AS MAY BE NECESSARY