



**COUNCIL OF THE CITY OF NEW YORK**

**CALENDAR  
OF THE  
SUBCOMMITTEE ON ZONING AND FRANCHISES**

**FOR THE HEARING OF APRIL 17<sup>TH</sup>, 2025**

**RAFAEL SALAMANCA, JR.,** *Chair*, Land Use Committee

**KEVIN RILEY,** *Chair*, Subcommittee on Zoning and Franchises

**KAMILLAH HANKS,** *Chair*, Subcommittee on Landmarks,  
Public Sitings and Dispositions

<http://legistar.council.nyc.gov/Calendar.aspx>

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*\*All items may be subject to layover*

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*Subcommittee on Zoning and Franchises public hearing scheduled for 04/17/25 commencing at 11:00 A.M., Council Committee Room, 250 Broadway, 16<sup>th</sup> Floor*

### Hearing(s)

1. 102-51 Queens Boulevard Rezoning (L.U. Nos. 269-270) ..... 3

### Votes(s)

None

## **SUBCOMMITTEE ON ZONING AND FRANCHISES**

The Subcommittee on Zoning and Franchises will hold a public hearing on the following matters in the **Council Committee Room, 250 Broadway, 16<sup>th</sup> Floor**, New York City, N.Y. 10007 commencing at **11:00 A.M., on Thursday, April 17, 2025:**

### **L.U. NOS. 269 AND 270 ARE RELATED**

#### **L.U. No. 269**

Application number **C 240250 ZMQ (102-51 Queens Boulevard Rezoning)** submitted by QBM Properties, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 14a, eliminating from within an existing R7-1 District a C1-2 District, changing from an R7-1 District to an R8X district, and establishing within the proposed R8X District a C2-4 District, Borough of Queens, Community District 6, Council District 29.

#### **L.U. No. 270**

Application number **N 240251 ZRQ (102-51 Queens Boulevard)** submitted by QBM Properties, LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area, Borough of Queens, Community District 6, Council District 29.