

CITY COUNCIL  
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

of the

COMMITTEE ON LAND USE

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July 28, 2009  
Start: 11:05 am  
Recess: 11:15 am

HELD AT: Council Chambers  
City Hall

B E F O R E:  
MELINDA R. KATZ  
Chairperson

COUNCIL MEMBERS:  
Tony Avella  
Maria del Carmen Arroyo  
Maria Baez  
Charles Barron  
Leroy G. Comrie, Jr.  
Elizabeth Crowley  
Inez Dickens  
Simcha Felder  
Daniel R. Garodnick  
Eric N. Gioia  
Sara M. Gonzalez  
Vincent Ignizio  
Robert Jackson  
Rosie Mendez  
Annabel Palma  
Joel Rivera  
Larry B. Seabrook  
Helen Sears

## A P P E A R A N C E S [CONTINUED]

Melinda R. Katz  
Chairperson  
Committee on Land Use

Tony Avella  
New York City Council Member

Carol Shine  
Committee Counsel  
Committee on Land Use

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2 CHAIRPERSON KATZ: --with an  
3 approval by the Subcommittee with a Motion to  
4 approve. The ULURPs for DUMBO rezoning, there are  
5 two amendments to a Zoning Text and an amendment  
6 to the Zoning Map to facilitate the character of  
7 the neighborhood.

8 We have a special College Point  
9 District. There are two applications that are  
10 related and an amendment to the Zoning Text and an  
11 amendment to the Zoning Map to create a special  
12 district that would facilitate appropriate  
13 industrial development for the communities.

14 Next one is Green Point  
15 Williamsburg Contextual Rezoning to preserve the  
16 built character of the neighborhood. Of course  
17 one is a Zoning Text amendment and one is the  
18 Zoning Map amendment in Council Member Reyna and  
19 Council Member Yassky's District.

20 Amendment to the Zoning Map in  
21 Middle Village and Maspeth to preserve the built  
22 character of that community and it is in Council  
23 Member Crowley's District.

24 A sidewalk café application, The  
25 Groove, Council Member Speaker Quinn's District.

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2 An inclusionary housing text  
3 amendment which is Citywide to update and add home  
4 ownership options.

5 The LU Number 1090 is Albany  
6 Crossing Apartments which is also to facilitate  
7 the development of that property. It is in  
8 Council Member Vann's District and it is a  
9 conveyance.

10 LU Number 1091 is also a conveyance  
11 for Kingston Heights Apartments in Council Member  
12 Vann's District to facilitate the development of  
13 that property.

14 Council Member Mendez has an  
15 amendment to a Tax exemption to ensure  
16 affordability. You have. And also this is  
17 related [Off mic]. And for, you have also an  
18 amendment to a tax exemption to ensure  
19 affordability at 209 East 7<sup>th</sup> Street.

20 LU Number 1143 through 1146 are all  
21 related, Hudson Piers, 92 and 94 in Council Member  
22 Speaker Quinn's District. One is a disposition  
23 which is 1143, a special permit which is 1144, 145  
24 is also a special permit, and an authorization  
25 pursuant to a Zoning Resolution is 1146 and that

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2 is to facilitate the development of a trade  
3 exposition facility and public space.

4 LU Numbers 1147 is College Point  
5 Corporate Park. It is a disposition to facilitate  
6 industrial development.

7 LU Number 1148 and 1149 are  
8 related. They are the Flatbush Rezoning to  
9 preserve the built character of the community.  
10 One is obviously a Zoning Text amendment and then  
11 a Zoning Map amendment.

12 LU Numbers 1150 through 1151 is to  
13 facilitate the development of railroad passenger  
14 station. Council Member Speaker Quinn's District,  
15 it is the proposal known as the Arc Railroad  
16 Passenger Station but it's 1150 and 1151, Land Use  
17 applications.

18 We've been busy bees. 1153 is Ali  
19 Baba. It is a sidewalk café in Council Member  
20 Garodnick's District.

21 1156 is Gin Lane, Council Member  
22 Quinn Speaker's District.

23 Che Josephine, Council Member  
24 Quinn's District.

25 1158 is Pizza from Naples, sidewalk

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2 café as well in Council Member Quinn's District.  
3 The Slaughtered Lamb Pub in Council Member Quinn's  
4 District.

5 [Off mic]

6 CHAIRPERSON KATZ: And in my  
7 District, the DOT Glendale Maintenance Yard,  
8 amendment to a City Map.

9 The others are UDAPs, LU Numbers  
10 1089 in Council Member Dilan's District, 1093 in  
11 Council Member Dicken's District, 1094 in Council  
12 Member Jackson's District and 1133 in Council  
13 Member Dilan's District.

14 Once again let me thank all the  
15 Subcommittees for the hard work they do in  
16 preparing and hearing testimony and sending it up  
17 to the Land Use Committee. Any discussion?  
18 Council Member Avella.

19 COUNCIL MEMBER AVELLA: Thank you  
20 Chair Katz. I'd like to talk about an item that's  
21 on today's agenda in my District that came out of  
22 the Subcommittee on Planning, Disposition and  
23 Concessions. And that is Land Use number 1147  
24 which basically is an application to permit five  
25 businesses from the Willets Point area to be

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2 relocated into the College Point Corporate Park.

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I have a great deal of problem with this application for a whole host of reasons. The College Point Corporate Park is 550 acres that has been in the process of being developed by the City for the last 40 years. It has literally destroyed the quality of life for the neighboring communities, College Point, Whitestone, Malba and Mitchell Linden. And the City continues in my opinion to dump facilities in what was supposed to be a corporate park.

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These five businesses, the Mayor had the audacity to call blighted when they were in Willets Point but somehow magically now they're okay to put in another neighborhood. I think that's disgraceful.

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The City has done nothing, absolutely nothing, to improve the traffic problems created by the development of the College Point Corporate Park over decades. Adding more businesses to the situation only makes it worse. This is the neighborhood that did the right thing by Queens and the entire City by agreeing to take the waste transfer station as part of the Mayor's

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2 waste management program. The waste transfer  
3 station is only a block or two away from these  
4 businesses.

5 The Mayor now wants to relocate the  
6 entire Police Academy, a huge complex, a block  
7 away from these businesses. This is a huge issue  
8 for these neighborhoods. And to simply approve  
9 what the Mayor wants to do, I think sets a  
10 precedent for this Body. And I would certainly  
11 ask my colleagues to vote it down. I am certainly  
12 going to vote against it.

13 We will obviously be having the  
14 Police Academy application coming further down the  
15 road. And I would also like to remind my Queens  
16 colleagues that these five businesses although the  
17 Council may approve it will be coming before the  
18 Queens Borough Board for individual approvals.  
19 And I will be asking each one of you when it comes  
20 to that time, to that day, to support me in  
21 disapproving these applications.

22 Somebody has to stand up for these  
23 communities because the City certainly is not. So  
24 I would ask you to vote down this application.  
25 Thank you Madam Chair.

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2 CHAIRPERSON KATZ: Any other  
3 discussion? Call the roll.

4 MS. CAROL SHINE: Carol Shine,  
5 Counsel to the Committee. Chair Katz.

6 CHAIRPERSON KATZ: Aye on all.

7 MS. SHINE: Councilman Avella.

8 COUNCIL MEMBER AVELLA: Aye on all  
9 except Land Use number 1147 which is the College  
10 Point Corporate Park dispositions and the DUMBO  
11 rezonings, which I obviously vote no.

12 MS. SHINE: Council Member Barron.

13 COUNCIL MEMBER BARRON: I vote aye  
14 on all except Land Use 1147.

15 MS. SHINE: Council Member Comrie.

16 COUNCIL MEMBER COMRIE: Aye on all.

17 MS. SHINE: Council Member Gioia.

18 COUNCIL MEMBER GIOIA: Yes.

19 MS. SHINE: Council Member Sears.

20 COUNCIL MEMBER SEARS: Aye on all.

21 MS. SHINE: Council Member  
22 Gonzalez.

23 COUNCIL MEMBER GONZALEZ: Aye on  
24 all.

25 MS. SHINE: Council Member Palma.

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COUNCIL MEMBER PALMA: Aye on all.

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MS. SHINE: Council Member Arroyo.

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COUNCIL MEMBER ARROYO: Yes.

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MS. SHINE: Council Member Dickens.

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COUNCIL MEMBER DICKENS: Aye.

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MS. SHINE: Council Member

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Garodnick.

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COUNCIL MEMBER GARODNICK: Aye.

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MS. SHINE: Council Member Mendez.

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[Pause]

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COUNCIL MEMBER MENDEZ: [No audible

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response]

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MS. SHINE: Council Member Crowley.

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COUNCIL MEMBER CROWLEY: Aye on

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all.

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MS. SHINE: Council Member Ignizio.

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COUNCIL MEMBER IGNIZIO: Yes. I'd

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just like to vote aye and congratulate the Queen

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Charley Barron of affordable housing, Inez Dickens

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for her working tirelessly on this latest

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inclusionary zoning program for the affordable

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housing for home ownership. And I know there is a

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battle ongoing between Charles and Inez but I want

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to wish you well. I know how hard you worked and

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2 not only for your District, for the entire City of  
3 New York. So thank you very much. I vote aye on  
4 al.

5 COUNCIL MEMBER DICKENS: Thank you  
6 so very much. And this hearing is almost over and  
7 there won't be any, any words said by any member  
8 sitting at this table including my colleague  
9 Council Member Barron.

10 [Laughter]

11 COUNCIL MEMBER FELDER: I think  
12 that was out of order.

13 MS. SHINE: Council Member Felder.

14 COUNCIL MEMBER FELDER: With due  
15 respect, can we open the door and see if Robert  
16 Jackson pops out?

17 [Laughter]

18 COUNCIL MEMBER FELDER: I vote yes  
19 on all.

20 [Pause]

21 MS. SHINE: Just hang on one  
22 second.

23 COUNCIL MEMBER JACKSON: Ta-da.

24 [Laughter]

25 MS. SHINE: Council Member Jackson?

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

4 [Off mic whispering]

5 CHAIRPERSON KATZ: Is there anybody  
6 else in the other room attending a Committee  
7 meeting that wants to pop out of the door?

8 COUNCIL MEMBER FELDER: Make sure  
9 they don't come in [laughing].

10 [Pause]

11 [Off mic conversations]

12 CHAIRPERSON KATZ: Otherwise it  
13 goes through by force alone. No I'm good.

14 [Off mic conversations]

15 CHAIRPERSON KATZ: Otherwise it  
16 goes through by force alone. Because you need  
17 what Charles? A motion to?

18 [Off mic conversations]

19 CHAIRPERSON KATZ: Yeah you can go.

20 [Pause]

21 CHAIRPERSON KATZ: Right?

22 MS. SHINE: By a vote of 15 in the  
23 affirmative, none in the negative and no  
24 abstentions, the aforementioned items are approved  
25 with the exception of 090-309 and 310, 14 in the

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2 affirmative, 1 in the negative and 1147, 13 in the  
3 affirmative and 2 in the negative.

4 CHAIRPERSON KATZ: We'll leave the  
5 vote open for 10 minutes. I know there are two  
6 Council Members in the other room attending to  
7 their responsibilities there. I thank you  
8 everyone.

9 [Background chatter]

10 [Gavel banging]

11 [Pause]

12 MS. SHINE: Council Member Baez.  
13 Yes. Oh well he voted against some things but...

14 [Off mic conversation]

15 COUNCIL MEMBER BAEZ: Aye on all.

16 [Pause]

17 MS. SHINE: Council Member  
18 Seabrook.

19 COUNCIL MEMBER SEABROOK: I vote  
20 aye on all.

21 [Pause]

22 MS. SHINE: Council Member Liu.

23 COUNCIL MEMBER LIU: I vote yes.

24 MS. SHINE: The vote stands at 19  
25 in the affirmative, none in the negative and no

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2 abstentions with the exception of LU 1147 which is  
3 17 in the affirmative and 2 in the negative, and  
4 ULURP numbers 090-309 and 090-310 which is 18 in  
5 the affirmative and 1 in the negative.

6 COUNCIL MEMBER COMRIE: Adjourn?

7 I'd like to adjourn the Land Use Committee meeting  
8 of July 27<sup>th</sup>, 2009 to the July 28<sup>th</sup>. I'd like to  
9 also adjourn the Land Use Committee meeting on  
10 July 28, 2009. Thank you very much.

11 [Gavel banging]

C E R T I F I C A T E

I, Laura L. Springate 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.

A handwritten signature in cursive script that reads "Laura L. Springate". The signature is written in black ink on a light-colored background.

Signature \_\_\_\_\_Laura L. Springate\_\_\_\_\_

Date \_\_\_\_\_August 15, 2009\_\_\_\_\_