# THE COUNCIL

**JOINT REPORT OF THE LAND USE COMMITTEE**

**AND THE**

**SUBCOMMITTEE ON ZONING AND FRANCHISES**

**Preconsidered L.U. Nos. 950 and 951**

**(Res. Nos. 1902 and 1903)**

**By Council Members Salamanca and Moya**

## SUBJECT

**BROOKLYN CB-1 – TWO APPLICATIONS RELATED TO QUAY STREET REZONING**

**C 210166 ZMK (Pre. L.U. No. \_\_\_)**

City Planning Commission decision approving an application submitted by Quay Plaza, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12c, by changing from an M1-2/R6A District to an M1-4/R7D District property bounded by a line 100 feet northerly of Quay Street, a line 100 feet westerly of Franklin Street, Quay Street, and West Street, Borough of Brooklyn, Community District 1, as shown on a diagram (for illustrative purposes only) dated June 21, 2021, and subject to the conditions of CEQR Declaration E-622.

**N 210167 ZRK (Pre. L.U. No. \_\_\_)**

City Planning Commission decision approving an application submitted by Quay Plaza, 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 ZR 123-63 and 123-90 to add R7D to the list of Designated Residence Districts for the MX-8 Special Mixed Use District and modifying Appendix F for the purpose of establishing a Mandatory Inclusionary Housing area.

## INTENT

To approve the amendment to rezone the project area from an M1-2/R6A (MX-8) district to an M1-4/R7D (MX-8) district and amend zoning text to designate a Mandatory Inclusionary Housing (MIH) area, and add R7D to the list of Designated Residence Districts in the Special Mixed Use District MX-8 to facilitate the construction of a new mixed-use development containing 86 dwelling units, of which between 22 and 26 would be affordable pursuant to the Mandatory Inclusionary Housing (MIH) program, and approximately 10,580 square feet of commercial floor area on the ground floor, located at 79 Quay Street (Block 2589, Lot 1) in the Greenpoint neighborhood of Community District 1, Brooklyn.

## PUBLIC HEARING

**DATE:** December 2, 2021

**Witnesses in Favor:** Two **Witnesses Against:** None

## SUBCOMMITTEE RECOMMENDATION

**DATE:** December 7, 2021

The Subcommittee recommends that the Land Use Committee approve the decision of the City Planning Commission on Application No. C 210166 ZMK and approve with modifications the decision of the City Planning Commission on Application No. N 210167 ZRK.

**In Favor: Against: Abstain:**

Moya None None

Levin

Reynoso

Grodenchik

Borelli

**COMMITTEE ACTION**

**DATE:** December 7, 2021

The Committee recommends that the Council approve the attached resolutions.

**In Favor: Against: Abstain:**

Salamanca None None

Gibson

Barron

Koo

Levin

Reynoso

Treyger

Grodenchik

Diaz, Sr.

Riley

Brooks-Powers

Feliz

Borelli

**FILING OF MODIFICATIONS WITH THE CITY PLANNING COMMISSION**

            The City Planning Commission filed a letter dated \_\_\_\_\_\_\_\_\_, 2021, with the Council on \_\_\_\_\_\_\_\_\_\_, 2021, indicating that the proposed modifications are not subject to additional environmental review or additional review pursuant to Section 197-c of the City Charter.