



COUNCIL OF THE CITY OF NEW YORK

CALENDAR AND AGENDA
OF THE
SUBCOMMITTEE MEETINGS
AND THE LAND USE COMMITTEE
FOR THE MEETINGS OF FEBRUARY 16 AND 17, 2022

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

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

FARAH N. LOUIS, *Chair*, Subcommittee on Landmarks, Public Sitings
and Dispositions

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

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If you are a member of the public who wishes to testify, please register via the New York City Council Home Page at <https://council.nyc.gov/>, where you can also find links to livestream the hearing and recordings of past hearings.

*The Land Use Committee Meeting Scheduled for 02/17/22
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SUBCOMMITTEE ON LANDMARKS, PUBLIC SITINGS AND DISPOSITIONS

The Subcommittee on Landmarks, Public Sitings and Dispositions will hold a remote public hearing/meeting on the following matters, commencing at **10:00 A.M. Wednesday, February 16, 2022:**

L.U. NOS. 13 AND 14 ARE RELATED

L.U. No. 13

Application No. **C 220059 ZSM (Castle III 107-111 East 123rd Street)** submitted by the Department of Housing Preservation and Development (HPD), pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-903 of the Zoning Resolution to modify the requirements of Section 24-111 (Maximum floor area ratio for certain community facility uses) to permit the allowable community facility floor area ratio of Section 24-11 (Maximum Floor Area Ratio and Percentage of Lot Coverage) to apply to a non-profit institution with sleeping accommodations, in connection with a proposed 15-story building on property located at 107-111 East 123rd Street (Block 1772, Lots 4, 7 and 8), in an R7-2 District, Borough of Manhattan, Community District 11, Council District 9.

L.U. No. 14

Application No. **C 220060 HAM (Castle III 107-111 East 123rd Street)** submitted by the Department of Housing Preservation and Development (HPD), pursuant to Article 16 of the General Municipal Law of New York State for the designation of an Urban Development Action Area and an Urban Development Action Area Project and pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer to be selected by HPD, for property located at 107-111 East 123rd Street (Block 1772, Lots 4, 7 and 8), Borough of Manhattan, Community District 11, Council District 9.

L.U. No. 15

Application No. **C 220102 HUK (ENY URP 5th Amendment)** submitted by the Department of Housing Preservation and Development (HPD), pursuant to Section

505 of Article 15 of the General Municipal Law of New York State and Section 197-c of the New York City Charter, for the fifth amendment to the East New York I Urban Renewal Plan, Borough of Brooklyn, Community District 5, Council District 42.

L.U. No. 1

*The public hearing on this item was **held on February 9, 2022** and **closed**. It was laid over by the Subcommittee on Landmarks, Public Sitings and Dispositions*

Application No. **C 220082 PCX (NYPD Bronx Special Victims Services)** submitted by the New York City Police Department and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for a site selection and acquisition of property located at 188 West 230th Street, aka 2992 Exterior Street (Block 3264, Lot 104) for use as a new NYPD Bronx Special Victim Services Squad facility, Borough of the Bronx, Community District 8, Council District 14.

L.U. No. 2

*The public hearing on this item was **held on February 9, 2022** and **closed**. It was laid over by the Subcommittee on Landmarks, Public Sitings and Dispositions*

Application No. **20225009 HIM (N 220210 HIM, DL-526/LP-2654)** submitted by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter, for the landmark designation of the 200 Madison Avenue First Floor Interior Lobby Interior, 200 Madison Avenue (Block 865, Lot 14), Borough of Manhattan, Community District 5, Council District 4.



SUBCOMMITTEE ON ZONING AND FRANCHISES

The Subcommittee on Zoning and Franchises will hold a remote public meeting on the following matters, commencing at **12:00 P.M. Thursday, February 17, 2022:**

L.U. NOS. 3 AND 4 ARE RELATED

L.U. No. 3

The public hearing on this item was held on January 21, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **C 210285 ZMK (749 Van Sinderen Avenue Rezoning)** submitted by ENY Community Residences, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 17d, by changing from an M1-1 District to a C4-4L District property bounded by a line 430 feet northerly of Linden Boulevard, a line midway between Van Sinderen Avenue and Snediker Avenue, a line 90 feet northerly of Linden Boulevard, and Van Sinderen Avenue, Borough of Brooklyn, Community District 5, Council District 42.

L.U. No. 4

The public hearing on this item was held on January 21, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application number **N 210286 ZRK (749 Van Sinderen Avenue Rezoning)** submitted by ENY Community Residences, 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 Brooklyn, Community District 5, Council District 42.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

PRECONSIDERED L.U. NO. 7

The public hearing on this item was held on January 27, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **C 210189 ZMQ (99-07 Astoria Boulevard Commercial Overlay)** submitted by 99-20 Realty Corp., pursuant to Sections 197- c and 201 of the New York City Charter for the amendment of the Zoning Map, Section No. 9c, establishing within the existing R3-2 District a C2-3 District, Borough of Queens, Community District 3, Council District 21.

PRECONSIDERED L.U. NOS. 8 AND 9 ARE RELATED

PRECONSIDERED L.U. NO. 8

The public hearing on this item was held on January 27, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **C 200329 ZMK (2892 Nostrand Avenue Rezoning)** submitted by Mikerose Realty Inc., pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 23b, changing from an R3-2 District to an R6B District, changing from an R3-2 District to an R7A District, establishing within the proposed R6B District a C2-4 District, and establishing within the proposed R7A District a C2-4 District, Borough of Brooklyn, Community District 15, Council District 45.

PRECONSIDERED L.U. NO. 9

The public hearing on this item was held on January 27, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **N 200328 ZRK (2892 Nostrand Avenue Rezoning)** submitted by Mikerose Realty Inc., 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 Brooklyn, Community District 15, Council District 45.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

PRECONSIDERED L.U. NOS. 10 AND 11 ARE RELATED

PRECONSIDERED L.U. No. 10

The public hearing on this item was held on January 27, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **C 210239 ZMK (2134 Coyle Street Rezoning)** submitted by Coyle Properties, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 29a, eliminating from within an existing R4 District a C1-2 District, changing from an R4 District to an R6A District, and establishing within the proposed R6A District a C2-4 District, Borough of Brooklyn, Community District 15, Council District 46.

PRECONSIDERED L.U. No. 11

The public hearing on this item was held on January 27, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **N 210240 ZRK (2134 Coyle Street Rezoning)** submitted by Coyle 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 Brooklyn, Community District 15, Council District 46.

PRECONSIDERED L.U. No. 12

The public hearing on this item was held on February 8, 2022 and closed. It was laid over by the Subcommittee on Zoning and Franchises

Application No. **N 210434 ZRY (Open Restaurants Text Amendment)** submitted by the New York City Department of Transportation and the New York City Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, removing Article I, Chapter 4 (Sidewalk Cafe Regulations) and modifying related Sections, Citywide.

The full zoning text may be viewed at the following website:

<http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

**AGENDA
OF THE
LAND USE COMMITTEE**

The Land Use Committee will hold a remote meeting commencing at **12:30 P.M. on Thursday, February 17, 2022**, to consider items reported out of its subcommittees and conduct such other business as may be necessary.

L.U. No. 1

Application No. **C 220082 PCX (NYPD Bronx Special Victims Services)** submitted by the New York City Police Department and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for a site selection and acquisition of property located at 188 West 230th Street, aka 2992 Exterior Street (Block 3264, Lot 104) for use as a new NYPD Bronx Special Victim Services Squad facility, Borough of the Bronx, Community District 8, Council District 14.

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L.U. No. 3

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changing from an M1-1 District to a C4-4L District property bounded by a line 430 feet northerly of Linden Boulevard, a line midway between Van Sinderen Avenue and Snediker Avenue, a line 90 feet northerly of Linden Boulevard, and Van Sinderen Avenue, Borough of Brooklyn, Community District 5, Council District 42.

L.U. No. 4

Application number **N 210286 ZRK (749 Van Sinderen Avenue Rezoning)** submitted by ENY Community Residences, 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 Brooklyn, Community District 5, Council District 42.

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