

AUBURNDALE - OAKLAND GARDENS - HOLLIS HILLS REZONING

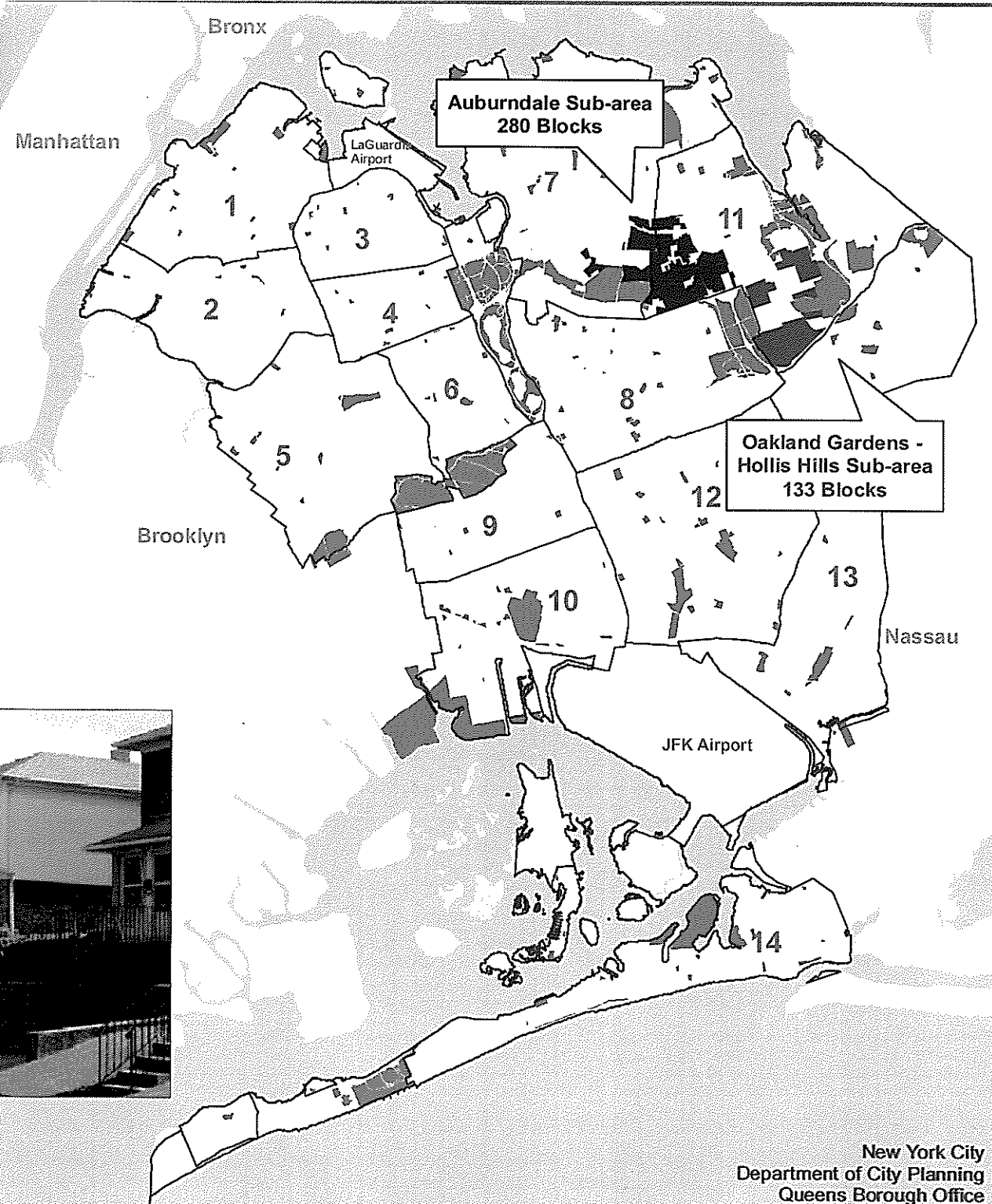
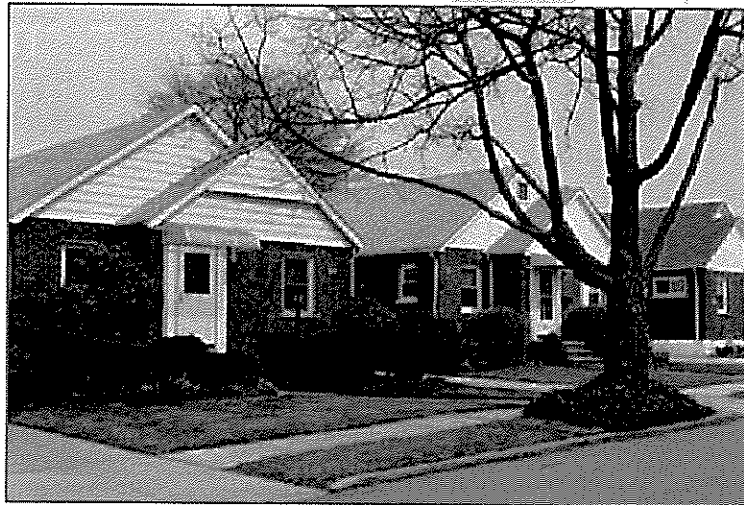
413 BLOCKS

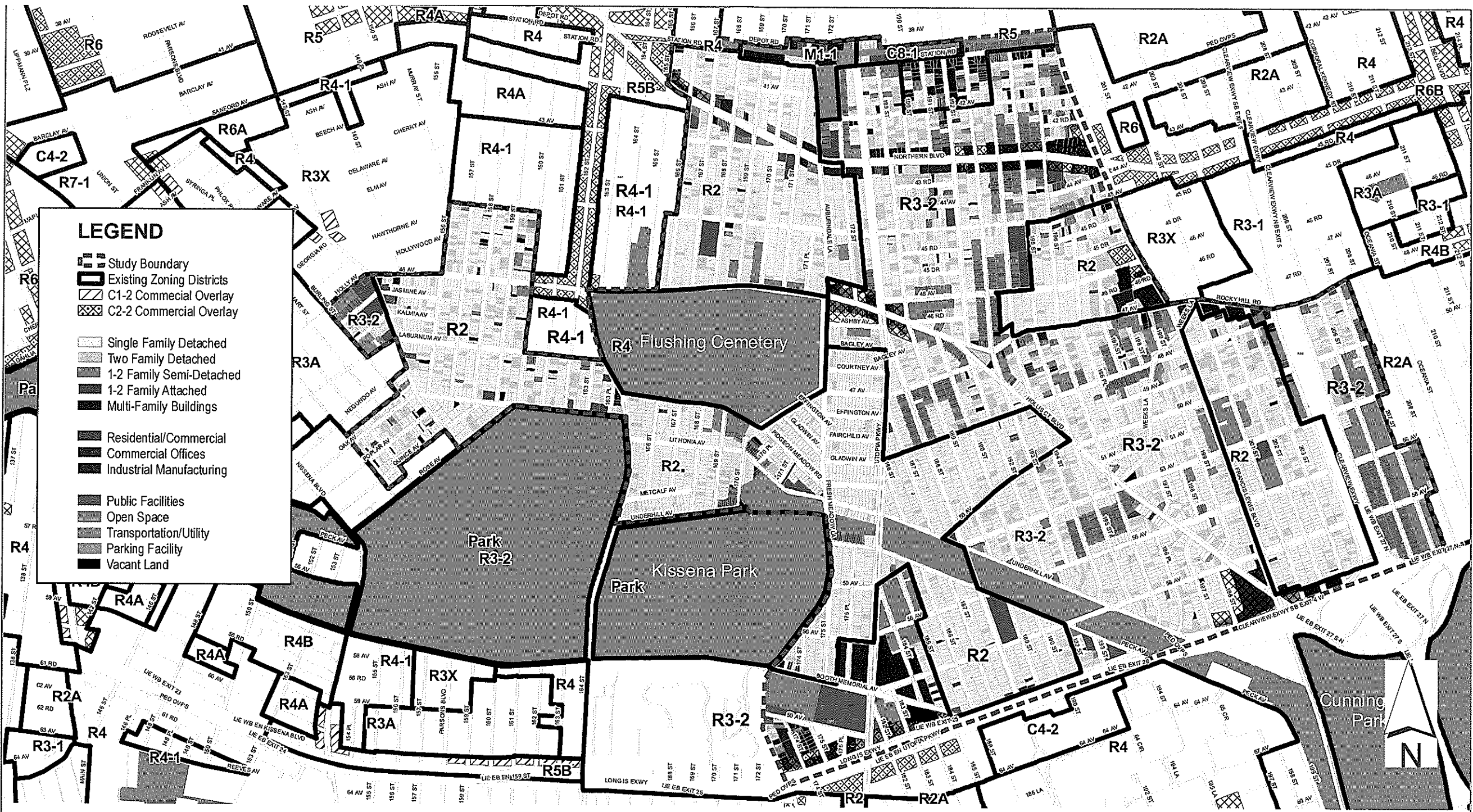
REZONING OBJECTIVES

Prevent out-of-character development and more closely reflect 1- and 2-family building patterns;

Provide limited density increase on primary corridors, including Springfield Blvd and Union Turnpike;

Update commercial overlays to prevent commercial intrusion into residential blocks






















LEGEND

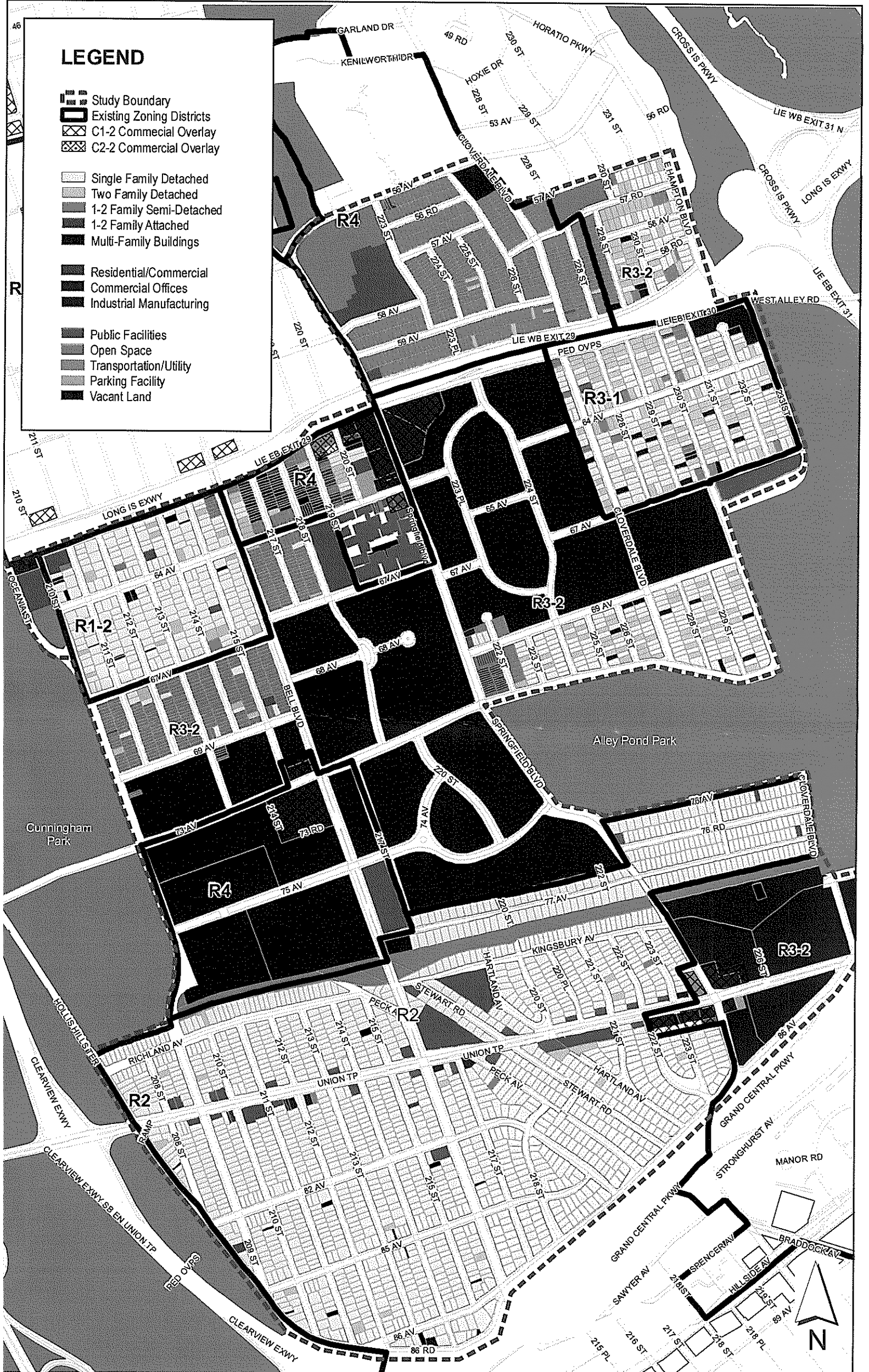
- Study Boundary
- Existing Zoning Districts
- C1-2 Commercial Overlay
- C2-2 Commercial Overlay
- Single Family Detached
- Two Family Detached
- 1-2 Family Semi-Detached
- 1-2 Family Attached
- Multi-Family Buildings
- Residential/Commercial
- Commercial Offices
- Industrial Manufacturing
- Public Facilities
- Open Space
- Transportation/Utility
- Parking Facility
- Vacant Land

**Auburndale Sub-Area
Existing Zoning and Land Use Conditions**



LEGEND





-  Study Boundary
-  Existing Zoning Districts
-  C1-2 Commercial Overlay
-  C2-2 Commercial Overlay
-  Single Family Detached
-  Two Family Detached
-  1-2 Family Semi-Detached
-  1-2 Family Attached
-  Multi-Family Buildings
-  Residential/Commercial
-  Commercial Offices
-  Industrial Manufacturing
-  Public Facilities
-  Open Space
-  Transportation/Utility
-  Parking Facility
-  Vacant Land











**Oakland Gardens/Hollis Hills Sub Area
Existing Zoning and Land Use Conditions**







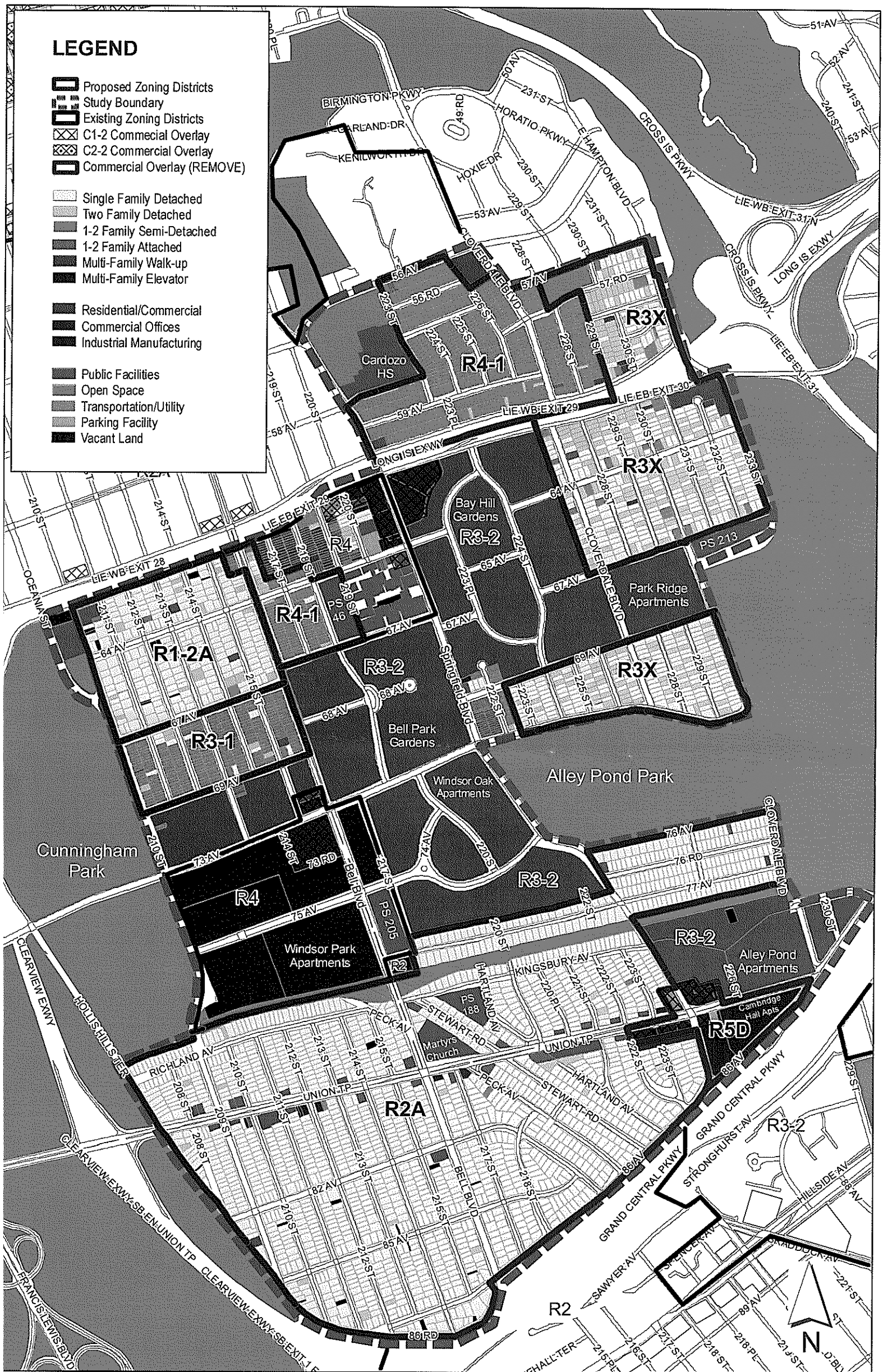
LEGEND

-  Proposed Zoning Districts
-  Study Boundary
-  Existing Zoning Districts
-  C1-2 Commercial Overlay
-  C2-2 Commercial Overlay
-  Commercial Overlay (REMOVE)

-  Single Family Detached
-  Two Family Detached
-  1-2 Family Semi-Detached
-  1-2 Family Attached
-  Multi-Family Walk-up
-  Multi-Family Elevator

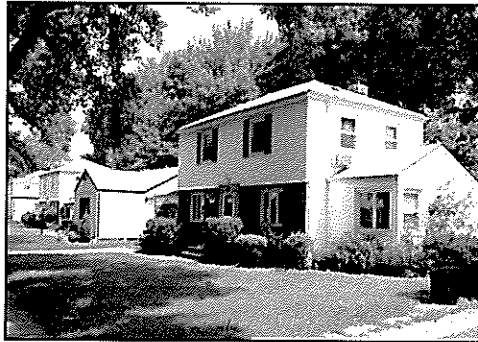
-  Residential/Commercial
-  Commercial Offices
-  Industrial Manufacturing

-  Public Facilities
-  Open Space
-  Transportation/Utility
-  Parking Facility
-  Vacant Land



Oakland Gardens-Hollis Hills Sub Area
Proposed Zoning As Approved (with Modifications)
 By City Planning Commission 9/29/2010

R1-2A



Proposed on 12 Blocks

1 family detached
 0.5 maximum residential FAR
 25' maximum perimeter wall height
 35' maximum building height
 Minimum 20' front yard with lineup

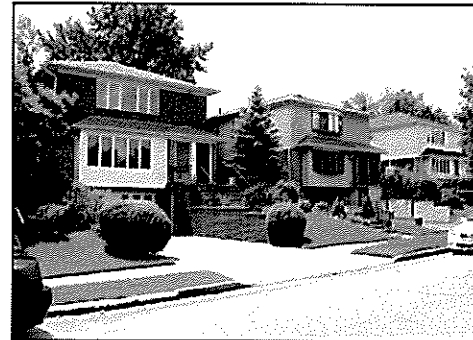
R2A



Proposed on 295 Blocks

1 family detached
 0.5 maximum residential FAR
 21' maximum perimeter wall height
 35' maximum building height
 Minimum 15' front yard with lineup

R3X



Proposed on 71 Blocks

1-2 family detached
 0.6* maximum residential FAR
 21' maximum perimeter wall height
 35' maximum building height
 Minimum 10' front yard with lineup

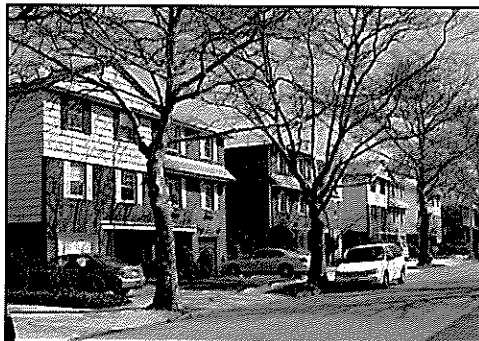
R3-1



Proposed on 38 Blocks

1-2 family detached and semi-detached
 0.6* maximum residential FAR
 21' maximum perimeter wall height
 35' maximum building height
 Minimum 15' front yard

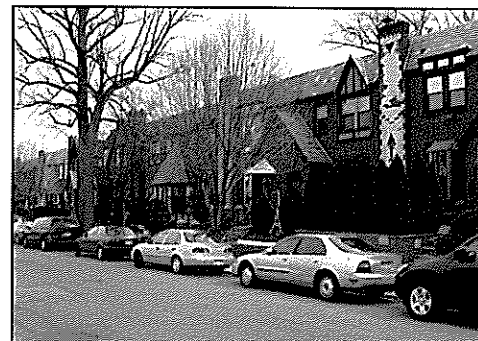
R4-1



Proposed on 23 Blocks

1-2 family detached and semi-detached
 0.9* maximum residential FAR
 25' maximum perimeter wall height
 35' maximum building height
 Minimum 10' front yard with lineup

R4B



Proposed on 5 Blocks

1-2 family detached, semi-detached and attached
 0.9 maximum residential FAR
 24' maximum building height
 Minimum 5' front yard with lineup

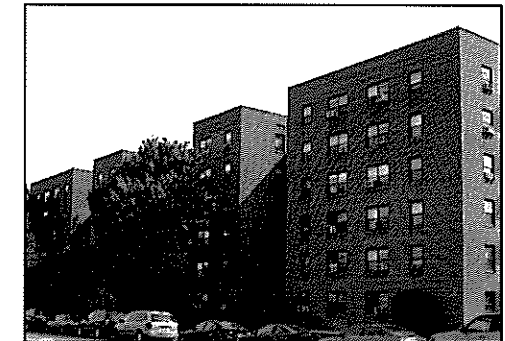
R4



Proposed on 4 Blocks

All housing types
 0.9* maximum residential FAR
 25' maximum perimeter wall height
 35' maximum building height
 Minimum 10' front yard

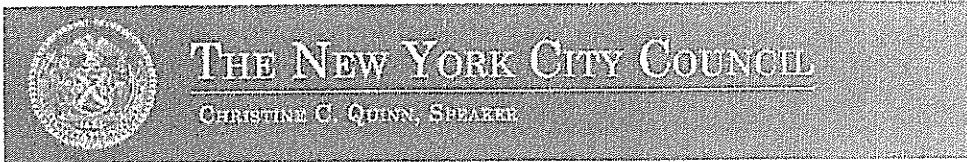
R5D



Proposed on 5 Blocks

All housing types
 2.0 maximum residential FAR
 40' maximum building height
 Minimum 5' front yard with lineup

* includes 20% FAR increase for attic allowance



[Council Home](#) [Legislation](#) [Calendar](#) [City Council](#) [Committees](#)

[Details](#) [Reports](#)

Name: Subcommittee on Zoning and Franchises

Type: Subcommittee

Meeting location: 250 Broadway - Committee Rm, 14th Fl.

Attachments:

[Calendar \(135\)](#) [Council Members \(11\)](#) [Sponsored Legislation \(0\)](#)

11 records				Group	Export	Term: Current			
Name	Title	Start Date	End Date	Web Site	District	Borough	Political Party		
Leroy G. Comrie, Jr.	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 27	Queens	Democrat		
Daniel R. Garodnick	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 04	Manhattan	Democrat		
Vincent M. Ignizio	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 51	Staten Island	Republican		
Robert Jackson	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 07	Manhattan	Democrat		
Jessica S. Lappin	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 05	Manhattan	Democrat		
Diana Reyna	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 34	Brooklyn	Democrat		
Joel Rivera	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 15	Bronx	Democrat		
Larry B. Seabrook	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 12	Bronx	Democrat		
James Vacca	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 13	Bronx	Democrat		
Albert Vann	Committee Member	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 36	Brooklyn	Democrat		
Mark S. Weprin	CHAIRPERSON	1/21/2010	12/31/2013	http://council...bers/home.shtml	District 23	Queens	Democrat		



Site of Proposed Bldg 1
(cul-de-sac)



Site of Proposed Bldg 2



HOLLIS HILLS CIVIC ASSOCIATION

212-06 82nd Avenue, Hollis Hills, New York 11427 www.HollisHillsCivic.com (718) 217-4426

October 18, 2010

Via US Mail

Office of Councilman Mark Weprin
7303 Bell Blvd.
Oakland Gardens, NY 11364

Re: Windsor Park Rezoning

Dear Councilman Weprin:

I am writing to you in a great effort, seeking your assistance regarding the rezoning of Windsor Park; lately my office has been receiving an enormous amount of phone calls, from residents of Windsor Park pertaining to their objection of rezoning Windsor Park from R4 to R5D, which will allow for the construction of, 75 new units within the community.

The residents' concerns are as follows: the Department of City Planning will change the zoning from R4 to R5D, thus fore provisioning the constructing of 75 new units in the Windsor Park development, the removal of greenery and parking spaces; if this happens the result will have a dramatic effect on the living accommodations of the current residents, as well as impacting the quality of their serene neighborhood surroundings.

The name Windsor Park speaks for itself, it describes the neighborhood in full detail; giving its residents, serene beautiful greenery and the peaceful atmosphere of being in a park; this is a major incentive that convinced a majority of its residents to purchase their condos in Windsor Park.

Moreover; the thought of having the comfort in coming home to and raising your families in such a beautiful serene setting, is indeed very comforting; and knowing that will now be diminished by removing a majority of the greenery and its parking spaces, to make room for these 75 additional units, is very disturbing and outright devastating to the residents of Windsor Park.

In these hard economical times we are suffering; the one place we can seek refuge in, and relax if only for a moment, and be free is our homes, and now knowing they will not have that little piece of serenity to fall back in to; is definitely overwhelming and I myself can see why the residents of Windsor Park are so devastated.



A few months ago, during the Community Board 11 monthly meeting the issue of rezoning Windsor Park was brought to the Board Members; at that time the Board Members voted on the rezoning of the entire area; there were comments that went on record regarding the rezoning of the Windsor Park area from a R4 to R5D and what a tremendous impact it would have on the residents.

After the discussions, it was made very clear to us what the outcome would be if the zoning for Windsor Park was to change from a R4 to R5D; the residents of the Windsor Park Community are completely against the rezoning, they object to and oppose the plan to incorporate 75 additional units into the community in its entirety.

Therefore, we are asking for your assistance in helping the residents of Windsor Park stand strong in retaining the peaceful serenity they call home; if you can help to keep the existing zoning for Windsor Park, any/all help you can provide is truly appreciated.

Sincerely,

Zion Halili
President

cc: Jerry Iannece
John Young
Helen Marshall
Leroy Comrie

ZH/sf



COMMUNITY BOARD 11

*Serving Communities of Auburndale, Bayside, Douglaston,
Hollis Hills, Little Neck & Oakland Gardens*

*46-21 Little Neck Parkway, Little Neck, NY, 11362
Tel (718) 225-1054 Fax (718) 225-4514 email: QN11@cb.nyc.gov
Website: nyc.gov/queenscb11*

*Jerry Iannece
Chair*

*Susan Seinfeld
District Manager*

October 7, 2010

Hon. Mark Weprin
NYC Council
250 Broadway
New York, NY 10007

Dear Councilman Weprin:

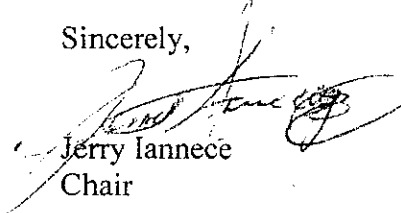
On October 4th, at the Community Board monthly meeting, three community residents spoke during public participation regarding the Auburndale/Oakland Gardens/Hollis Hills rezoning application and in particular the zoning proposed for the Windsor Park development.

As you are aware, the Dept. of City Planning had proposed an R5D zone for the development. When the Community Board held public hearings on the rezoning application no one spoke in favor or opposed to the rezoning at Windsor Park and the board was not aware of Windsor Park's proposal to build several attached townhouses within the grounds if the zone is changed to R5D. Several Windsor Park residents spoke in opposition to a zoning change at the City Planning Commission hearing on August 11th. The Commission voted on September 29th to revert the zone back to the R4 due to failings they found with the proposal presented by the cooperative's Board President.

At the Board meeting the residents stated their objection to the rezoning of the site to an R5D and cited the loss of a parking lot and the decreased parking requirements in general, increased density with more people and more cars and the loss of open space within the development.

We ask that these concerns be taken into consideration when the Zoning and Franchise Sub-Committee and the City Council hold hearings on this rezoning application.

Sincerely,


Jerry Iannece
Chair

cc: John Young
Helen Marshall
Leroy Comrie
Residents

New York City Planning Commission

two R2A districts proposed near Alley Pond Park in Oakland Gardens. The Commission believes that a R3X district would better match the predominant detached one- and two-family housing types found in the area. The Commission notes the R3X district will prevent out-of-context developments, such as semi-detached structures. In addition, the Commission notes that the conformance rate for the area will increase from 67 percent to 97 percent with an R3X designation that allows one- and two-family detached buildings. Therefore, the Commission hereby modifies the rezoning proposal to change the two proposed R2A areas near Alley Pond Park in Oakland Gardens to R3X.

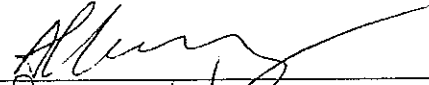
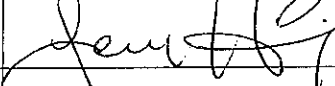
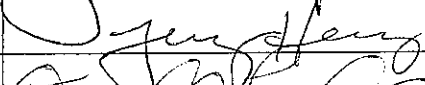

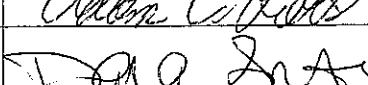
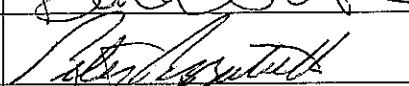

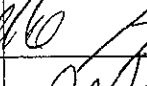


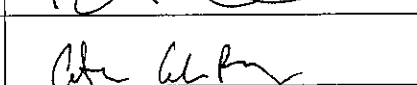
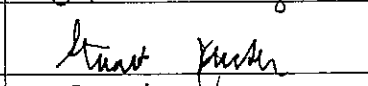
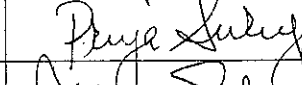
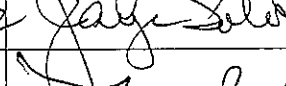
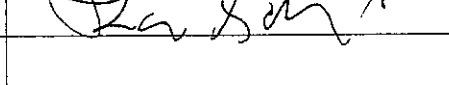
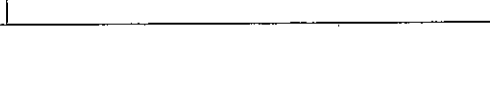

In response to the concerns raised by several residents of the Windsor Park Apartments regarding the effects of the proposed two clusters of new three-story rowhouses containing 72 new dwelling units, the Commission believes that additional outreach to the affected residents is needed to ensure that their concerns can be addressed as much as possible. Also, the Commission notes that the development was only schematically designed and further work is needed to ensure that the buildings will attractively enhance their setting within the Windsor Park campus. The Commission hereby modifies the rezoning proposal to retain the existing R4 zoning where R5D had been proposed for vicinity of the Windsor Park Apartments.

The Commission acknowledges Community Board 11's recommendation for a new zoning designation for single-family attached rowhouses citywide. The Commission recognizes, however, that the current application is only for a Zoning Map amendment, and it notes that changes to the text of the Zoning Resolution are beyond the scope of the current application. The Commission notes that current zoning regulations generally curb the conversion of single-family attached houses to two-family occupancy in lower density districts, including the R3-2 districts that will remain in Auburndale. It further notes that the recently adopted Residential Streetscape Text strengthened these restrictions by requiring any new units created in these single-family attached houses to provide an additional off-street parking space for each additional unit. Such new off-street parking spaces may occupy no more than 50 percent of the lot area not covered by buildings containing residences. Therefore, the Commission believes that the Department of City

Building 18

I, the undersigned, do hereby state that I am an occupant in WP Owners Corporation's building 18, located at 75-35/25 210 Street, Oakland Garden, New York.

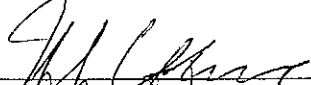

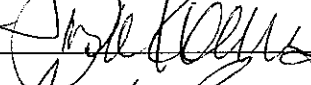
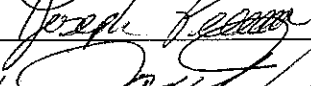
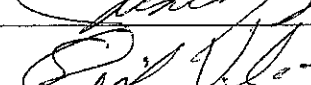

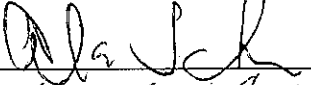
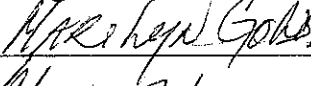
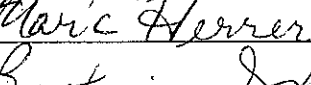
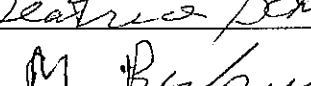
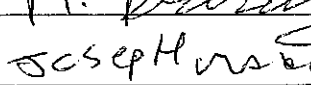
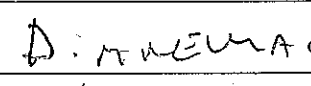
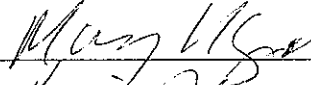
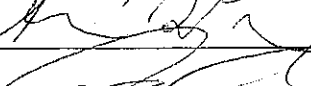
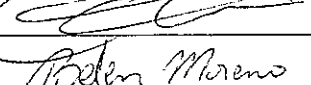
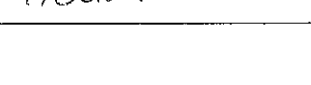


I have completed and signed this petition to state my opposition for the construction of residential building(s) in the L19 parking lot section of the WP Owners Corporation's property. I am also opposed to the construction of a residential building in any location on the WP Owners Corporation's property.

Date	Name	Signature	Apt.
01-29-09	Alan & Alla Ziegen		3N.
01-29-09	Jerry & Nigid Hemray		30
1-29-09	Jerry Hemray		30
1-29-09	Daniel Paroly		3H
1/29/09	Adam C. Feld		2L
1/29/09	Dana Smith		1N
1/29/09	Peter Brzuznetto		2J
1-31-09	Sandra Perez		1M
1/31/09	Missa Pizotillo		2J
1/31/09	Marc Grossberg		3L
1/31/09	Joseph Kuceluck		1P
1/31/09	Robert Reynolds		10
1/31/09	Catherine Colao		10
1/31/09	Stuart Kucuk		6L
1/31/09	PRIVA SUZUPAUL		5P
1/31/09	Jaye Solomonowitz		4H
1/31/09	Lawrence Sykin		1J
1/31/09	Linda Lauki		

Building 18

I, the undersigned, do hereby state that I am an occupant in WP Owners Corporation's building 18, located at 75-35/25 210 Street, Oakland Garden, New York.

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Date	Name	Signature	Apt.
1-29-09	MURE TACRANAY		1-L
1-29-09	GAIL KOENNER		5H
1-29-09	JOSEPH KOENNER		5H
1-29-09	Joseph Persico		5J
1-29-09	JANET SREED		6K
1/29/09	DAVID VELTRI		6M
1/29/09	BILL HANNON		6P
1/29/09	Alan Schnack		6H
1/29/09	Marylyn Goldberg		5N
1/29/09	MARIA HERRERA		4P
1/29/09	Beatrice Schanber		4L
1/29/09	MIKE BESHAY		4K
1/29/09	Joseph Moreno		4J
1/29/09	Dina Moreno		4J
1/29/09	Mary Napoli		3P
1/29/09	Sam Perso		3H
1/29/09	Christopher Cosme		3J
1/29/09	Belén Moreno		3K

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Date	Name	Signature	Apt.
1-31-09	Vanessa Cosme	<i>Vanessa Cosme</i>	35
1-31-09	Lesley BARRERA	<i>Lesley Barrera</i>	5L
2-1-09	Jeffrey Horn	<i>Jeffrey Horn</i>	1H
2-1-09	Lorrie Horn	<i>Lorrie Horn</i>	1H
2-1-09	Geoffrey A. Dowell	<i>Geoffrey A. Dowell</i>	6J
2-6-09	Kerry McCrossen	<i>Kerry McCrossen</i>	3M
2/6/09	Ben Solomowitz	<i>Ben Solomowitz</i>	4H
2/14/09	LUISA FERRARESE	<i>Luisa Ferrarese</i>	6N
2/14/09	MARIAN CREMONA	<i>Marian Cremona</i>	5-D
02/14/09	Lawrence OTTO	<i>Lawrence Otto</i>	5M
2/14.09	Abramo Medez	<i>Abramo Medez</i>	4N.
2.14.09	Charles Tyrrell	<i>Charles Tyrrell</i>	2P
2.14.09	Shu Wen Chang	<i>Shu Wen Chang</i>	20
2/14/9	Joyce Seltzer	<i>Joyce Seltzer</i>	2H
2/16/09	San San	<i>San San</i>	40
3/3/09	MATT KAISER	<i>Matt Kaiser</i>	2N

Building 19

I, the undersigned, do hereby state that I am an occupant in WP Owners Corporation's building 18, located at 75-35/25 210 Street, Oakland Garden, New York.

I have completed and signed this petition to state my opposition for the construction of residential building(s) in the L19 parking lot section of the WP Owners Corporation's property. I am also opposed to the construction of a residential building in any location on the WP Owners Corporation's property.

Date	Name	Signature	Apt.
2/1/07	John D. Huggard	John D. Huggard	2B
2/1/09	Raj Caturay	Raj Caturay	6C
2/1/09	SUSAN HUSTON	Susan Huston	6E
2/1/09	Michael Zabary	Michael Zabary	6F
2/1/09	Nicole Musella	Nicole Musella	5F
2/1/08	Jamie Musella	Jamie Musella	5F
2/1/08	JUDITH MUSELLA	Judith Musella	5F
2/1/09	Michael Vaccaro	Michael Vaccaro	5A
2/1/09	Ellen M. Zander	Ellen M. Zander	5C
2/1/09	GENNADY ZITSER	Gennady Zitser	4F
2/1/09	CHARLES RIESEN	Charles Riesen	4E
2/1/09	ROBERT BULLOCK	Robert Bullock	4D
2/1/09	FENTRICE BULLOCK	Fentrice Bullock	4D
2/1/09	Patricia Rogers	Patricia Rogers	2C
2/1/09	Edward O'Regan	Edward O'Regan	2C
2/1/09	Luz Huggard	Luz Huggard	2B
2/1/09	TATIANA JEZEK	Tatiana Jezek	2A
2/1/09	John A. Jankovics	John A. Jankovics	1B

Building 19

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I have completed and signed this petition to state my opposition for the construction of residential building(s) in the L19 parking lot section of the WP Owners Corporation's property. I am also opposed to the construction of a residential building in any location on the WP Owners Corporation's property.

Date	Name	Signature	Apt.
2/1/09	James H. Knight	James H. Knight	4A
2/1/09	Karen Dublin-McKinnis	Karen Dublin-McKinnis	4A
2/1/09	Mitchell Marcus	[Signature]	3E
2/1/09	Sergio Zanzetti	[Signature]	3D
2/1/09	Lindsay Zanzetti	Lindsay Zanzetti	3D
2-11	RICHARD SMITH	Richard Smith	1A
2-1-09	[Signature]	[Signature]	1F
2-1-09	Anthony Ortiz	Anthony Ortiz	1F
2-1-09	Joy H. Goldhecht	Joy H. Goldhecht	1E
2/5/09	[Signature]	[Signature]	2F
2/5/09	Harold Weismann	Harold Weismann	2D
2/10	Michael Cohen	Michael Cohen	2G
2/10	Elizabeth Freed	Elizabeth Freed	6G
2/10	Susan DeLeon	Susan DeLeon	6G
2/17/09	William Lamb	William Lamb	6B
2/17/09	Robin Hariton	Robin Hariton	6B
2/17/09	Phyllis Resnikoff	Phyllis Resnikoff	4B
2/17/09	Roger Mura	[Signature]	3G

I, the undersigned, do hereby state that I reside in the area near Windsor Park and I object to the construction of new residential buildings in Windsor Park because they will affect residential parking and create a stressful environment. The presence of an abundance of vehicles will detract from the beauty of the park and the neighborhood.

DATE	NAME	SIGNATURE	ADDRESS
9/1/10	MARGARET TOOMEY	<i>Margaret Toomey</i>	208-15 Richland Ave Hills Hills NY 11364
9/1/10	GWAN, CHYI	<i>Chyi Gwan</i>	206-39 Richland Ave Hills Hills NY 11364
9/1/10	Stella M... ..	<i>Stella M...</i>	206-37 Richland Ave Hills Hills NY 11364
9/1/10	Andria G... ..	<i>Andria G...</i>	206-37 Richland Ave Hills Hills NY 11364
9/1/10	Elizabeth Saventiois	<i>Elizabeth Saventiois</i>	206-33 Richland Ave Hills Hills NY 11364
9/1/10	John Benicivsum	<i>John Benicivsum</i>	206-15 Richland Ave Hills Hills NY 11364
9/1/10	Kimmy Ma	<i>Kimmy Ma</i>	206-05 Richland Ave Hills Hills NY 11364
9/1-10	EMANUELE MASON	<i>Emanuele Mason</i>	206-01 RICHLAND AVE Hills Hills NY 11364
9-1-90	Dr Evelyn Schechter	<i>Evelyn Schechter</i>	206-14 Richland Ave Hills Hills NY 11364
9/1/10	Lyne Schreiber	<i>Lyne Schreiber</i>	206-14 Richland Ave Hills Hills NY 11364
9/1/10	Shirley Pala	<i>Shirley Pala</i>	206-26 Richland Ave Hills Hills NY 11364
9/1/10	JOHN BENICIVSUM	<i>John Benicivsum</i>	206-32 RICHLAND AVE Hills Hills NY 11364
9/1/10	Jaime B... ..	<i>Jaime B...</i>	206-33 Richland Ave Hills Hills NY 11364
9/2/10	Chavala L... ..	<i>Chavala L...</i>	79-24 209 St Hills Hills NY 11364
9/2/10	MARIA KHAN	<i>Maria Khan</i>	75-36 208 St Hills Hills NY 11364
9/2/10	MARCO T... ..	<i>Marco T...</i>	79-35 208 St Hills Hills NY 11364
9/2/10	Janice Kelly	<i>Janice Kelly</i>	208 02 Richland Ave Hills Hills NY 11364
9/2/10	Janice Kelly	<i>Janice Kelly</i>	79-20 209 St Hills Hills NY 11364
9-2-10	Ahmeda...	<i>Ahmeda...</i>	79-24 209 St Hills Hills NY 11364
9-2-10	Carrie Valerone	<i>Carrie Valerone</i>	79-38 209 St Hills Hills NY 11364
9/2/10	Stacy Kelly	<i>Stacy Kelly</i>	79-38 209 St Hills Hills NY 11364
9/2/10	STANLEY BECK	<i>Stanley Beck</i>	79-38 209 St Hills Hills NY 11364
9/2/10	Grace L... ..	<i>Grace L...</i>	79-23 209 St Hills Hills NY 11364
9/2/10	Georgina Daniel	<i>Georgina Daniel</i>	79-23 209 St Hills Hills NY 11364
9/2/10	Shirley Pala	<i>Shirley Pala</i>	79-16 209 St Hills Hills NY 11364
9/2/10	Elisa McDermott	<i>Elisa McDermott</i>	208-12 Richland Ave Hills Hills NY 11364
9/2/10	Georgina Kolliva	<i>Georgina Kolliva</i>	208-14 Richland Ave Hills Hills NY 11364

residential buildings in Windsor Park because they will affect residential parking and create a stressful environment. The presence of an abundance of vehicles will detract from the beauty of the park and the neighborhood.

DATE	NAME	SIGNATURE	ADDRESS
9-19-10	GEORGE MURRAY	<i>George Murray</i>	211-04 RICHMOND AVE HOLLS HILLS
9/14/10	IRENE MORA	<i>Irene Mora</i>	211-04 RICHMOND AVE HOLLS HILLS
9/14/10	Sue Vasiliak	<i>Sue Vasiliak</i>	79-26 212 nd St. Bayside, NY 11364
9/14/10	Terri Arletta	<i>Terri Arletta</i>	79-26 212 nd St. Bayside, NY 11364
9/15/10	Asghar Mirza	<i>Asghar Mirza</i>	212-07 1 st Ave Bayside, NY 11364
9/15/10	Joshua Kumusta	<i>Joshua Kumusta</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	Stefan Chetoff	<i>Stefan Chetoff</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	Samiu Chetoff	<i>Samiu Chetoff</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	IRENE BARRA	<i>Irene Barra</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	BRUCE METZGER	<i>Bruce Metzger</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	Paul Boy	<i>Paul Boy</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	LISA AHERN	<i>Lisa Ahern</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	PATRICK STASKO	<i>Patrick Stasko</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	S. SANO	<i>S. Sano</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	M. McPherson	<i>M. McPherson</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	Jeanne L.	<i>Jeanne L.</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	WILLIAM WARD	<i>William Ward</i>	79-46 212 nd St Bayside, NY 11364
9/15/10	FRANCIS MUGLIS	<i>Francis Muglis</i>	79-46 212 nd St Bayside, NY 11364
9-15-10	LOTUS W. H. S. U.	<i>Lotus W. H. S. U.</i>	79-46 212 nd St Bayside, NY 11364
9-15-10	WARREN H. S. U.	<i>Warren H. S. U.</i>	79-46 212 nd St Bayside, NY 11364

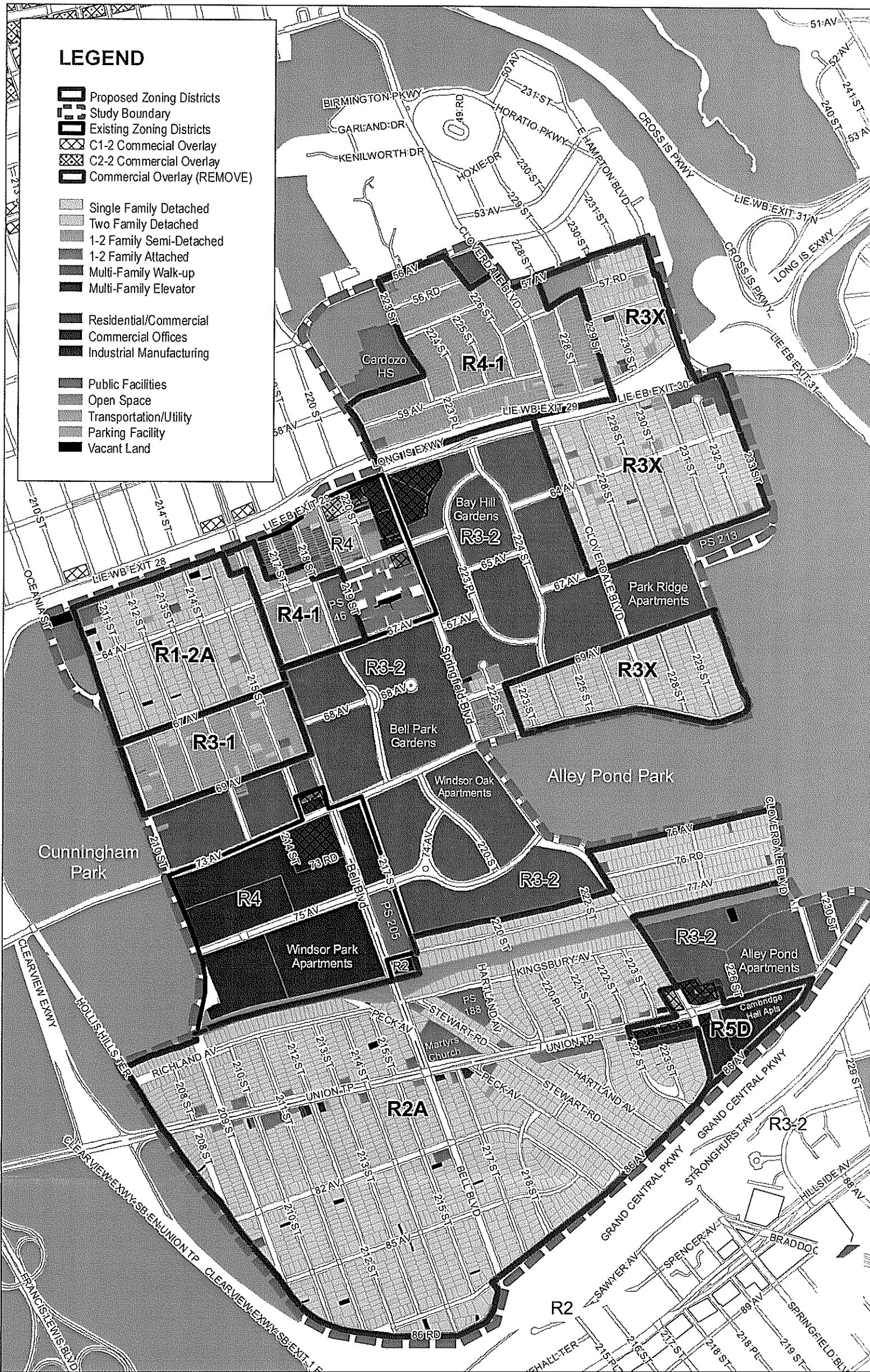
LEGEND

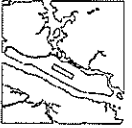
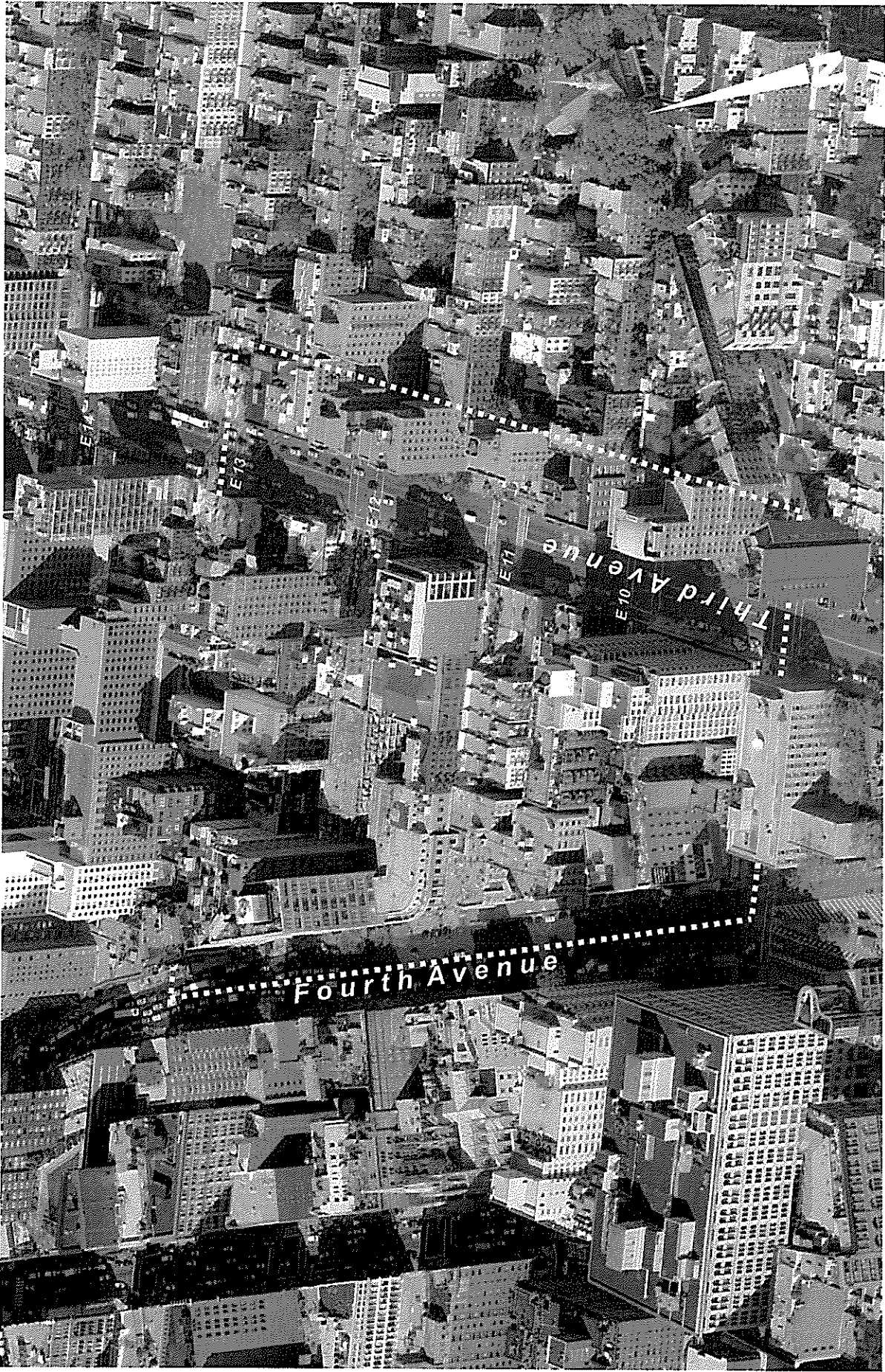
-  Proposed Zoning Districts
-  Study Boundary
-  Existing Zoning Districts
-  C1-2 Commercial Overlay
-  C2-2 Commercial Overlay
-  Commercial Overlay (REMOVE)

-  Single Family Detached
-  Two Family Detached
-  1-2 Family Semi-Detached
-  1-2 Family Attached
-  Multi-Family Walk-up
-  Multi-Family Elevator

-  Residential/Commercial
-  Commercial Offices
-  Industrial Manufacturing

-  Public Facilities
-  Open Space
-  Transportation/Utility
-  Parking Facility
-  Vacant Land





**Third Avenue Corridor Rezoning
100419ZRM, 100420ZMM**

City Council / October 25, 2010

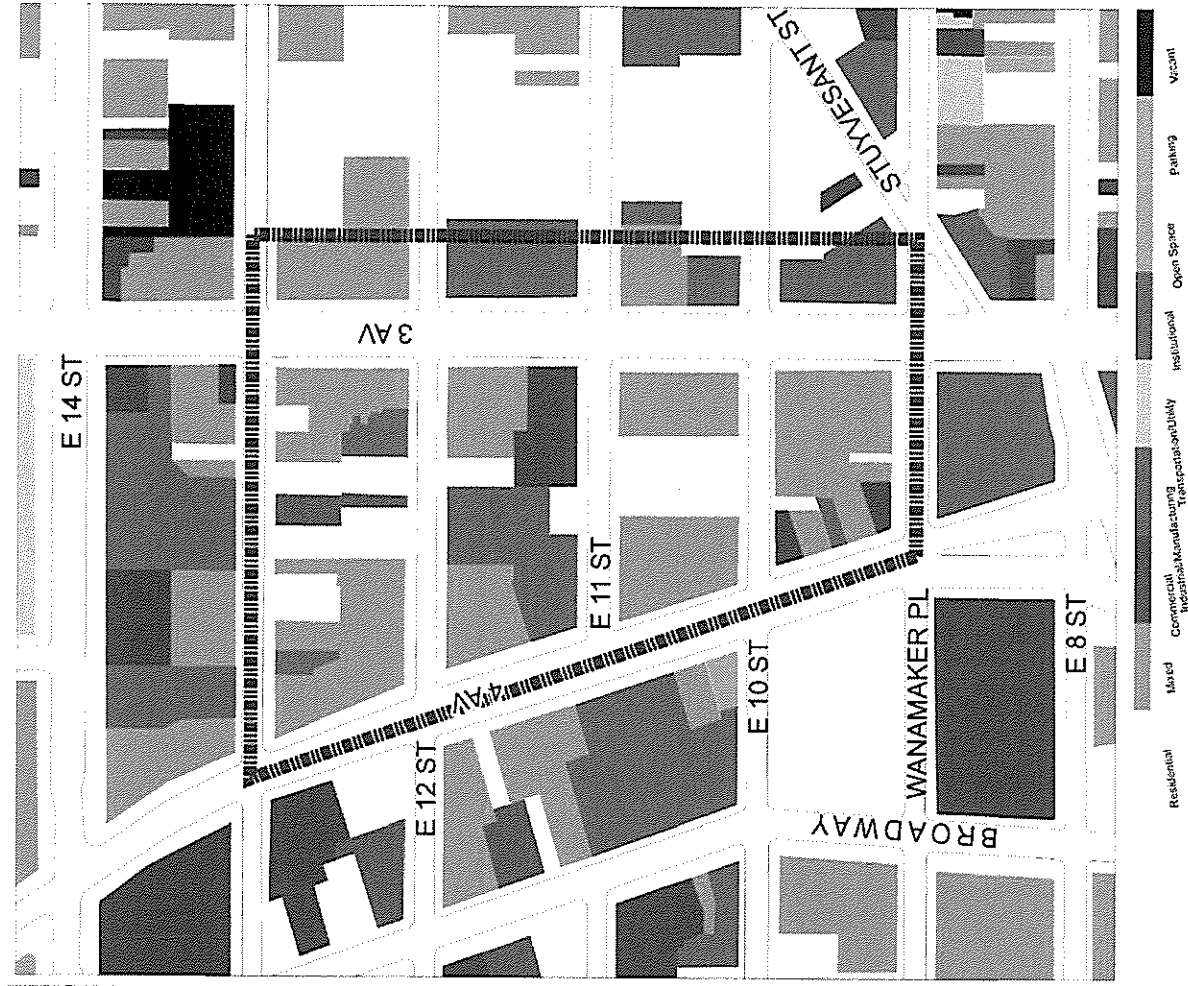
DEPARTMENT OF CITY PLANNING New York City MANHATTAN OFFICE



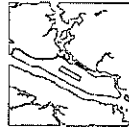
Fourth Avenue, at East 9th Street

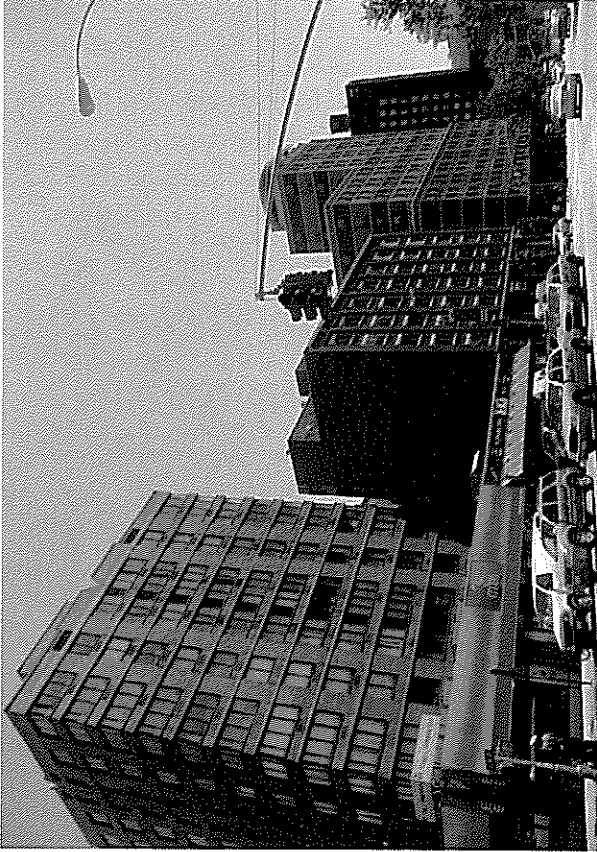


Fourth Avenue, at East 13th Street

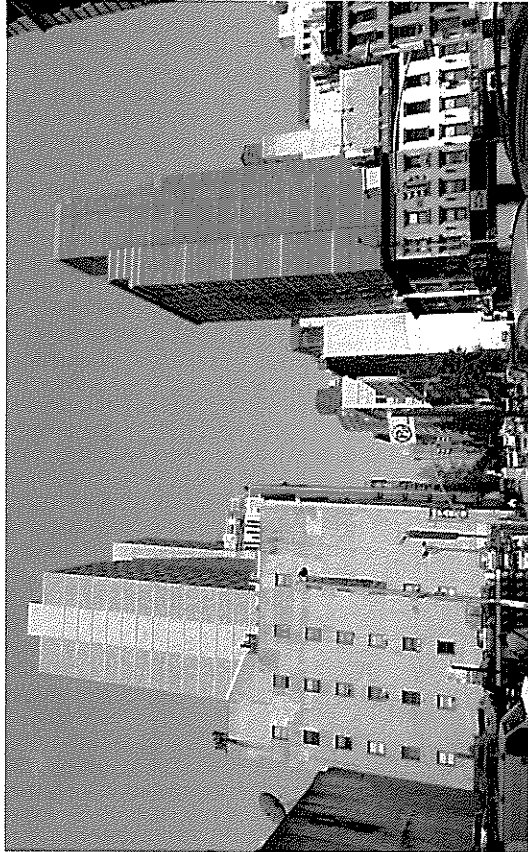


Third Avenue Corridor Rezoning Area Land Use

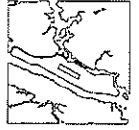




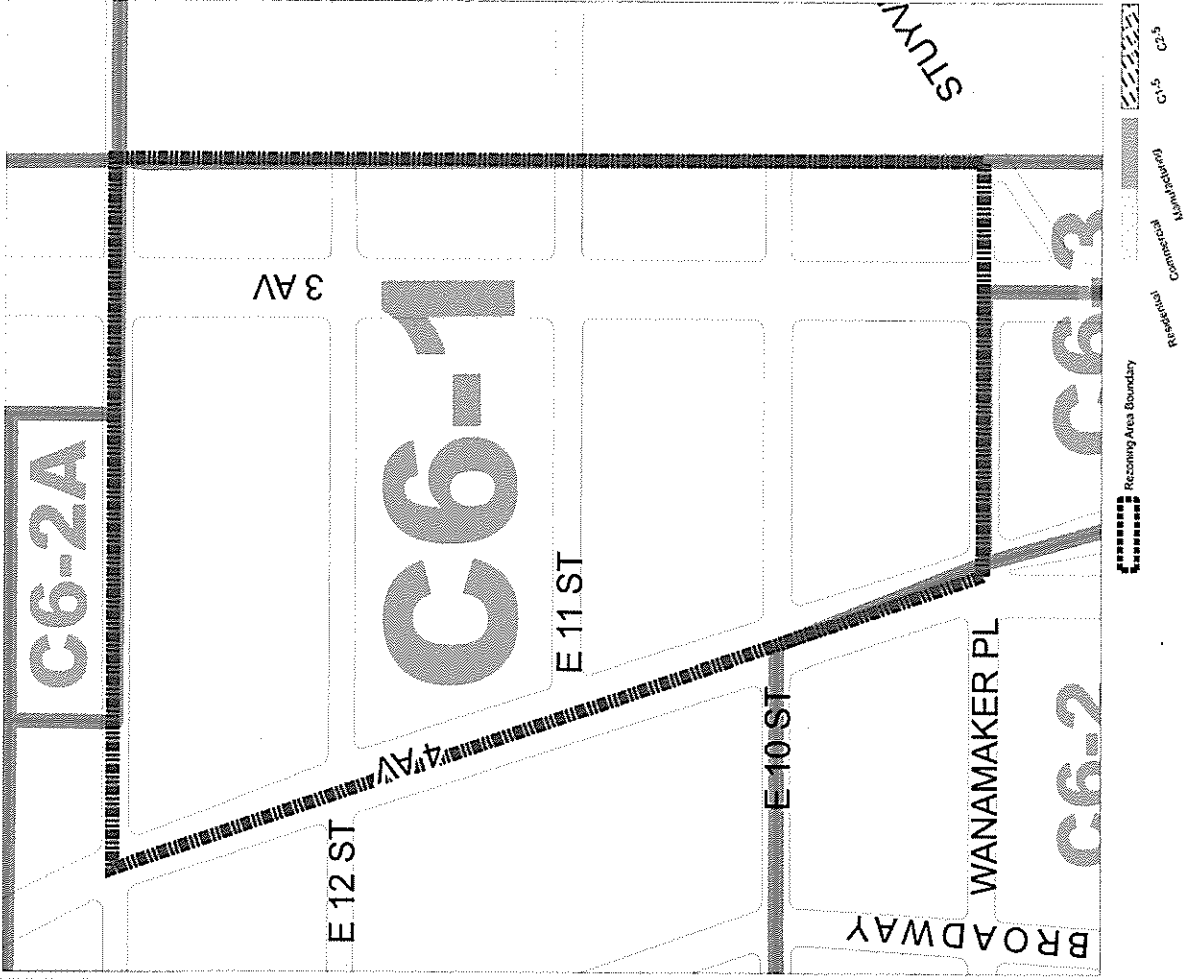
Third Avenue, at East 11th Street



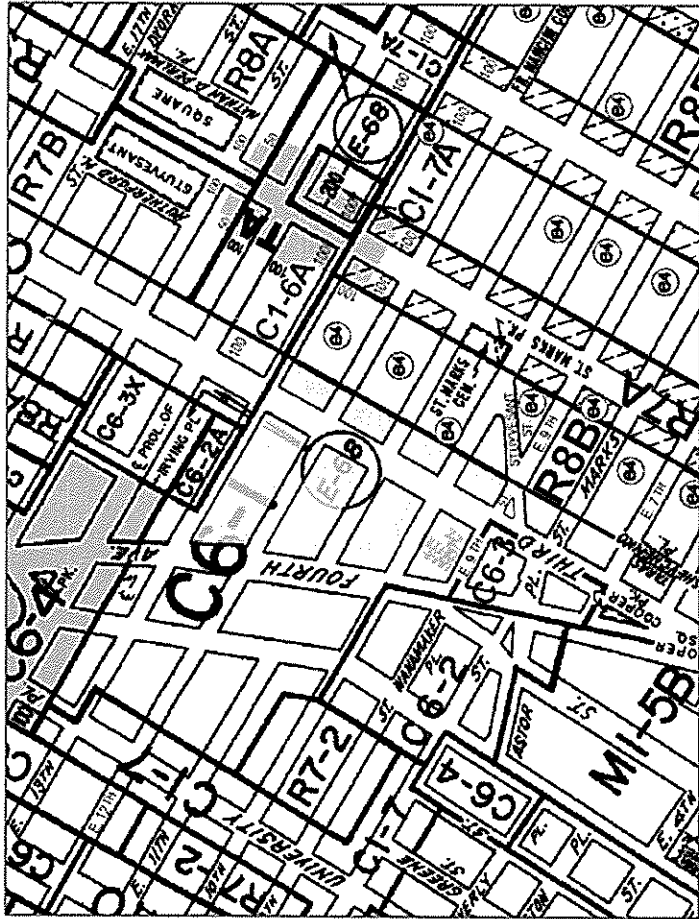
Fourth Avenue, at East 13th Street



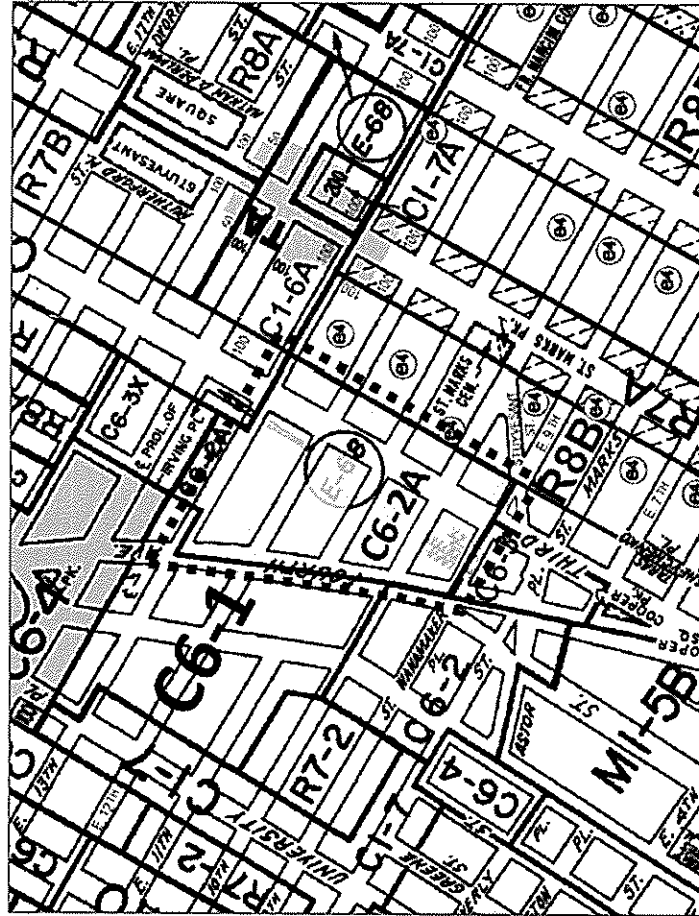
Third Avenue Corridor Rezoning Area Existing Zoning



Third Avenue Corridor Rezoning (N1004192RM, 1004202MM)
Zoning Change Map
 (shown: part of Zoning Map 12c)

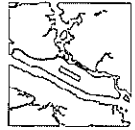


Existing Zoning



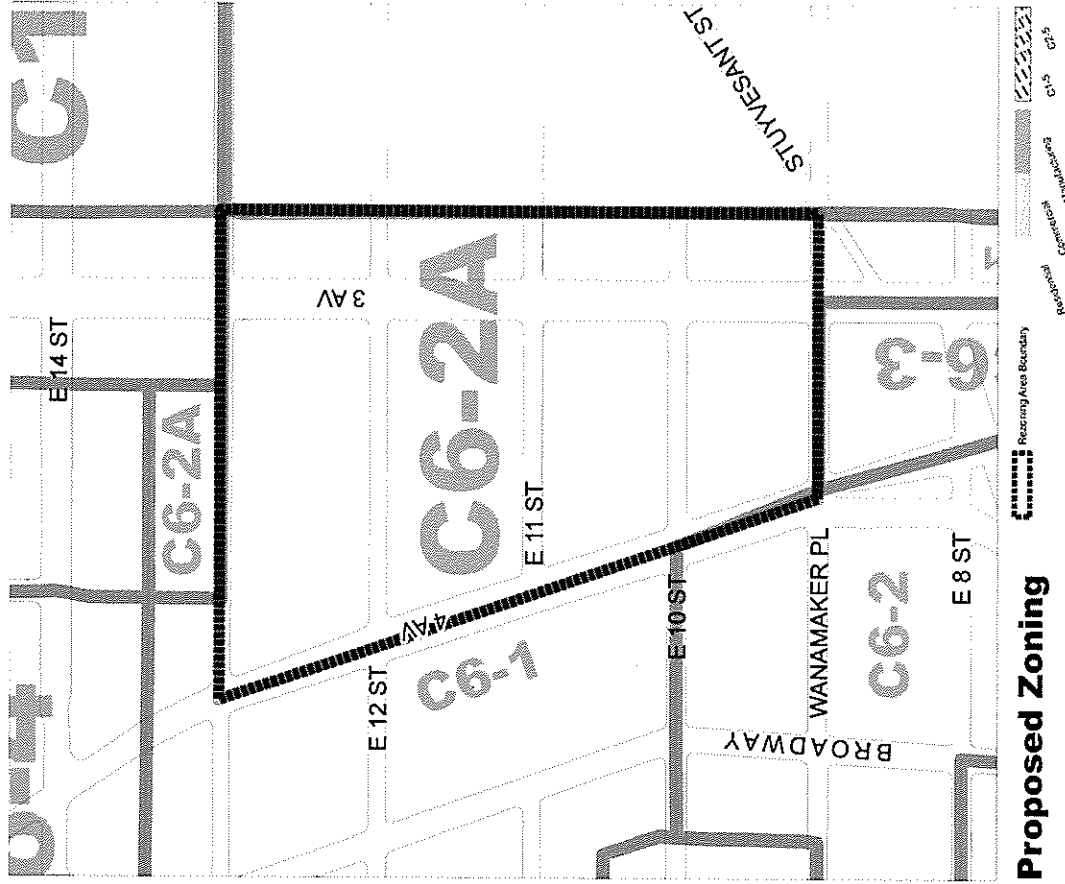
Proposed Zoning

Rezoning Area Boundary highlighted by



Third Avenue Corridor Rezoning Area
Proposed Zoning Change

SCHEMATIC BULK DIAGRAM, PROPOSED C6-2A DISTRICT

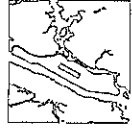
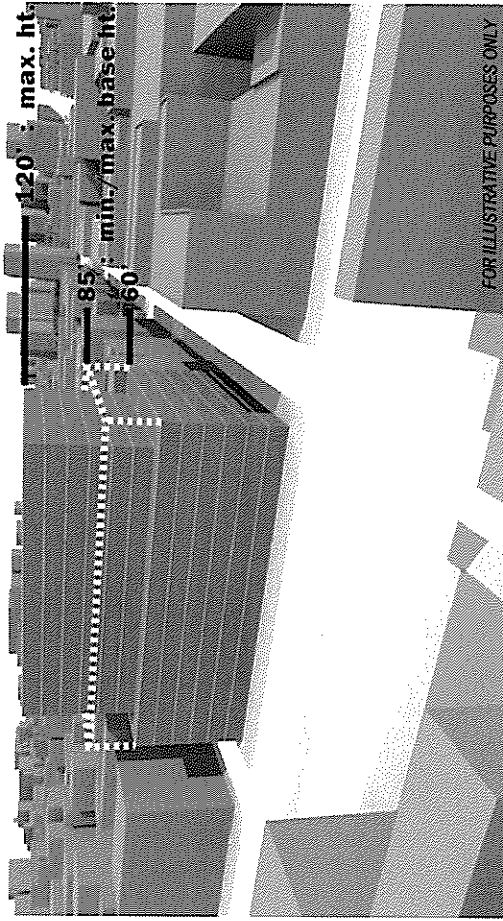


C6-2A* DISTRICTS

ALLOWED DENSITY:

RESIDENTIAL	COMMUNITY FACILITY	COMMERCIAL
base FAR: 5.4	max FAR: 6.5	max FAR: 6.0
I.H. bonus: 1.6		
max FAR: 7.2		

BUILDING FORMS (CONTEXTUAL CONTROLS):



Third Avenue Corridor Rezoning Area Proposed Zoning

READ INTO
RECORD

**Testimony for City Council Subcommittee on Zoning and Franchises Regarding
Proposed Rezoning of 3rd/4th Avenue Corridor**

October 25, 2010

I support the proposed rezoning and believe it is a critical step towards preserving the character and livability of this neighborhood.

I have been a resident of the East Village for over 25 years, and have lived on Fourth Avenue since 1995. What makes the Village such a special place for me is the sense of scale, neighborhood and history. In the small area being considered for rezoning, there are numerous buildings that not only provide a consistent scale but are of historical significance or interest, such as the old manufacturing buildings that are now residential (111 Fourth Avenue, The Zachary, The Petersfield, the old Hammacher Schlemmer store); and some buildings that have recently been acknowledged for landmark status or consideration (eg the former Frank Stella studio/stables; Webster Hall; etc.).

Preserving this character and the consistency of this area is vitally important, not only for the aesthetics but also to the more residential nature and quality of life of the community.

The current zoning actively encourages commercial and institutional development, which has created a growing imbalance in the neighborhood. The influx of multiple dormitories (new 800-room NYU dorm on St Ann's church site at 26-stories tall, the New School dormitory also on East 12th Street, the other two NYU dormitories along 3rd Avenue) has brought a much more transient population and has altered the character of the neighborhood.

Current zoning also allows for the development of buildings that are significantly taller than the current "built environment", such as the 26-story dormitory on the St Ann's site, and that have setbacks and plazas. The proliferation of overscale and institutional-style buildings further distances this swath of the Village from the areas both east and west, which largely benefit from zoning protections. By allowing continued development of these 20+ story buildings, we risk disrupting the quintessential and unique low-rise character of the Village that makes it such a vital asset to NYC.

For these reasons, I am in support of the proposed rezoning since I believe it will help to preserve what is left of the original character of this area and the broader Village.

Thank you for your consideration.

Elizabeth Langwith

Co-chair, St Ann's Committee
111 Fourth Avenue
New York, NY 10003



Greenwich
Village
Society for
Historic
Preservation

232 East 11th Street
New York, New York 10005

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Calvin Trillin
Jean-Claude van Itallie
George Vellonakis
Vicki Weiner
Anthony C. Wood

TESTIMONY OF THE GREENWICH VILLAGE SOCIETY
FOR HISTORIC PRESERVATION
IN FAVOR OF THE PROPOSED REZONING
OF THE THIRD AND FOURTH AVENUE CORRIDORS
October 25th, 2010

Good morning. I am here to testify on behalf of the Greenwich Village Society for Historic Preservation in favor of the proposed rezoning of the Third and Fourth Avenue corridors. GVSHP, working with neighbors and the local community board and elected officials, first approached City Planning about the desperate need to rezone these blocks in 2005. Unfortunately, due to lack of action then and in subsequent years, a mammoth and woefully out-of-scale 26-story NYU dorm was constructed within the proposed rezoning area at 112 East 12th Street. This is now the tallest building in the East Village, located on this narrow, residential sidestreet. It joins several other grossly out-of-scale dorms and other construction which has intruded upon the neighborhood in recent years.

The current zoning would allow more such incursions, and strongly encourages the development of dormitories, hotels, and other types of community facilities and commercial development, in spite of the strongly residential character of these blocks. The current zoning also has no height limits, and encourages towers set back on plazas, even providing a plaza bonus in some circumstances.

As the Department knows, we had hoped that the rezoning would go further than what is before you today to protect and reinforce the character of this neighborhood, and believe that lower height and bulk limits would be more appropriate. That said, the current zoning is literally destroying this area, and we see the proposed rezoning as at least a preferable alternative to the current conditions. The new zoning will set an absolute height limit of 120 feet – considerably less than the height of development we are seeing under the existing zoning – will put contextual controls in place preventing the addition of more dead plazas to the area, and will eliminate the incentive for dorm and hotel development.

Thus we urge you to approve the proposed rezoning as soon as possible. Thank you.



Greenwich
Village
Society for
Historic
Preservation

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New York, New York 10005

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Anne-Marie Sumner
Calvin Trillin
Jean-Claude van Itallie
George Vellonakis
Vicki Weiner
Anthony C. Wood

TESTIMONY IN SUPPORT OF THE
WASHINGTON & GREENWICH STREETS REZONING
C 100437 ZMM
FROM THE GREENWICH VILLAGE SOCIETY
FOR HISTORIC PRESERVATION
October 25, 2010

Good morning Councilmembers. I am here today to express support for the Washington and Greenwich Streets Rezoning on behalf of the Greenwich Village Society for Historic Preservation. GVSHP is the largest membership organization in Greenwich Village, NoHo, and the East Village.

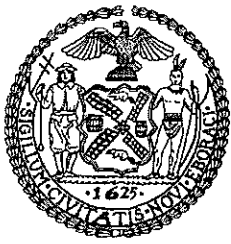
GVSHP and other community groups first asked the Department of City Planning to change this C6-1 zone to a C1-6A zone in April of 2008. After generating thousands of e-mails, letters, faxes, and petition signatures in support, and staging a Town Hall meeting attended by over 300 people, a year later in April 2009 Community Board #2 passed a resolution supporting the proposed rezoning. Several months later, in September 2009, elected officials representing the area sent a joint letter to DCP supporting the proposed zoning change. And in November of 2009 DCP publicly agreed to put forth such a rezoning, and after several delays, the application was certified in late June of this year.

The zoning change is much needed. The current zoning allows for an inappropriate scale of development for this modestly-scaled, historic neighborhood, and gives significant bonuses for commercial or community facility development in an area which is now by far predominantly residential in character. The new zoning will much more closely match the character and scale of this neighborhood.

The need for the rezoning is more than theoretical. GVSHP has identified more than a dozen potential development sites in the area, and on two particular sites there are Landmarks Preservation Commission-approved plans for developments which would not conform to the new zoning in terms of bulk, use, or both.

We therefore strongly urge the Subcommittee to not only approve the proposed zoning change, but to do so at the earliest possible date so the application can be forwarded to the full City Council for approval as soon as possible.

Thank you.



THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD NO. 3

59 East 4th Street - New York, NY 10003
Phone (212) 533-5300 - Fax (212) 533-3659
www.cb3manhattan.org--info@cb3manhattan.org

Dominic Pisciotta, Board Chair

Susan Stetzer, District Manager

Community Board 3 supports the Third Avenue Corridor rezoning. At its Full Board meeting on June 22, 2010, Manhattan Community Board 3 recommended approval of the application by a unanimous vote of 35 in favor and 0 opposed, and 2 abstentions.

This zoning change would not be possible if it were not for the efforts of a number of people. This plan originated in the community. The Manhattan Borough President provided Community Board 3 with a fellow who did the initial work on this plan. This kind of work that would not have been possible previously. Council Member Mendez also worked endlessly to see that this change would occur. Andrew Berman from the Greenwich Village Historical Preservation Society provided the board with invaluable guidance. And of course we would like to thank Commissioner Burden and Edith Hsu-chen, Director of the Manhattan Borough Office of City Planning.

This rezoning will change an existing C6-1 zoning district to a C6-2A contextual zoning district for 8 blocks generally bounded by East 13th Street (to the north); East 9th Street (to the south); Third Avenue (to the east); and the Fourth Avenue (to the west). The Board supports both the change to contextual zoning and the related application for a Zoning Text amendment to extend the Inclusionary Housing Program to the proposed area.

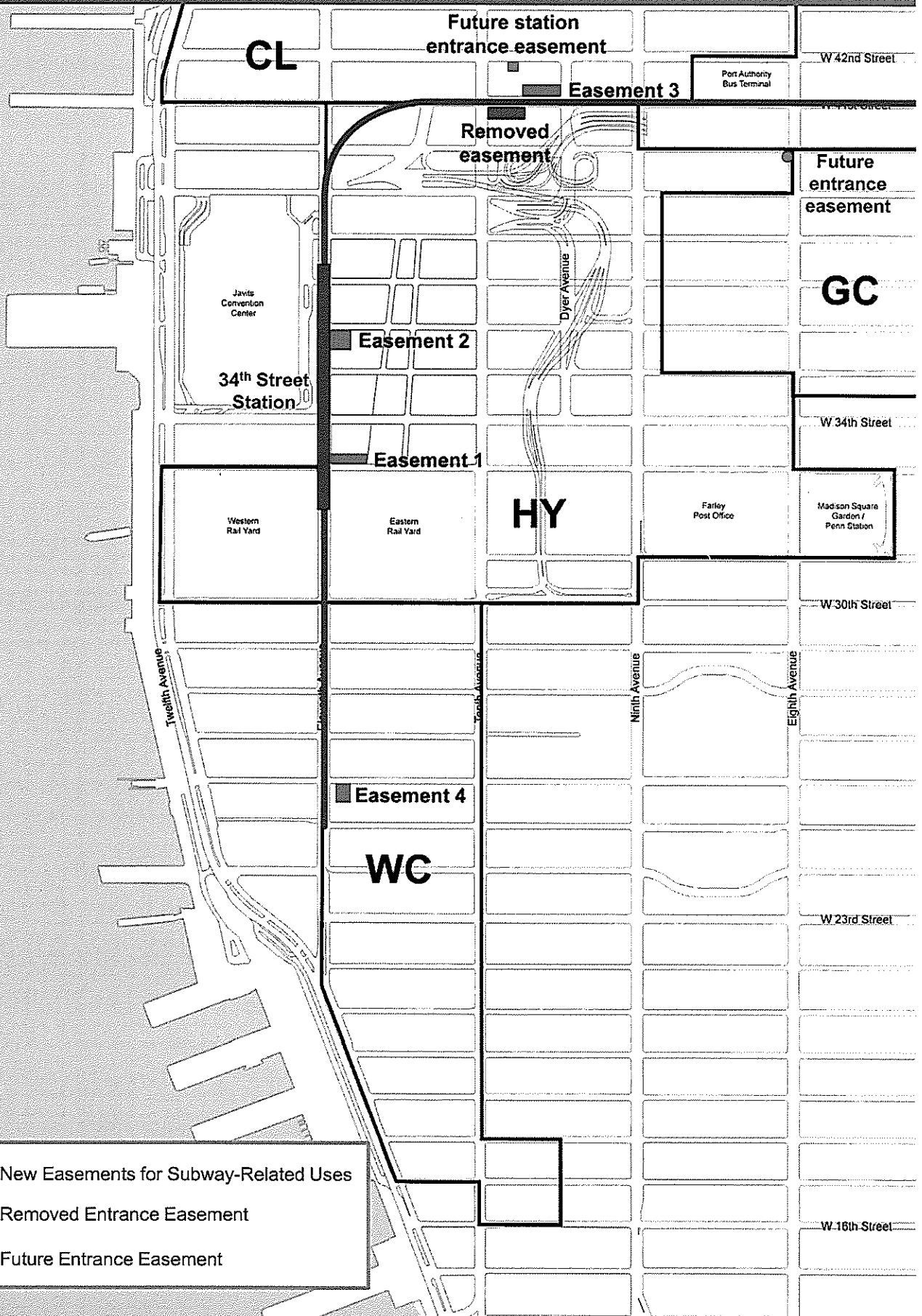
Community Board 3 first proposed a zoning change for this area with the Lower East Side rezoning. At that time, DCP was not ready to rezone the current area. The LES rezoning preserved contextual zoning of the neighborhood. This rezoning extends this contextual zoning and inclusionary housing to an extended area of the East Village.




The Community Board testified at the time of the LES rezoning that the office had been flooded with calls regarding the out-of-scale development of the neighborhood. Long-time residents and those who had recently moved here because of their attraction to the character of the community were shocked and extremely upset about the sudden overdevelopment of the neighborhood.

People had assumed that new buildings could not exceed the height of the surrounding buildings. Suddenly, they were piercing our skyline—and they were being built totally out of character with the historic nature of our tenement community. The Third Avenue Corridor in particular was invaded by dorms and hotels that changed both the physical aspect of the community as well as the nature of the community to a very upscale area. The height caps in this rezoning ends that and will bring stability and predictability back to the neighborhood. This rezoning, like the LES rezoning, responds to community concerns regarding contextual heights of the buildings.

One of the highest priority issues of our community is affordable housing. The inclusionary housing program included in this re-zoning provides incentive for developers to provide 20 percent permanently affordable lower-income housing within CB 3 or within a half mile of the site. Because of this key component, when development occurs, it will include homes for families, not just out-of-context dorms.

Transit Provisions

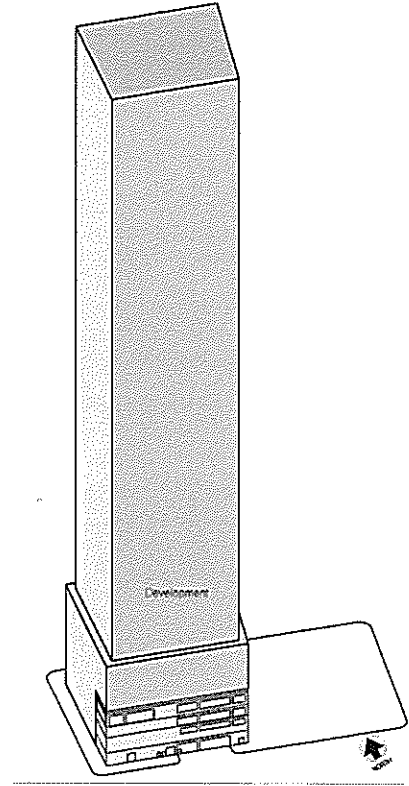
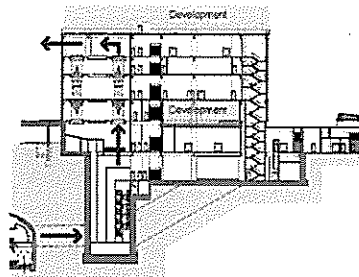
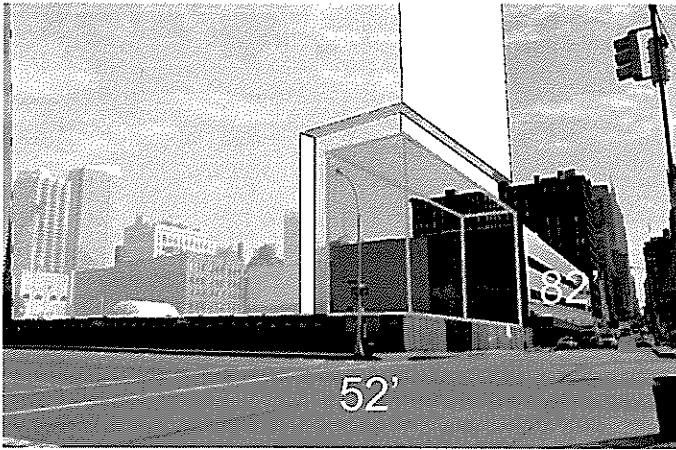


-  New Easements for Subway-Related Uses
-  Removed Entrance Easement
-  Future Entrance Easement

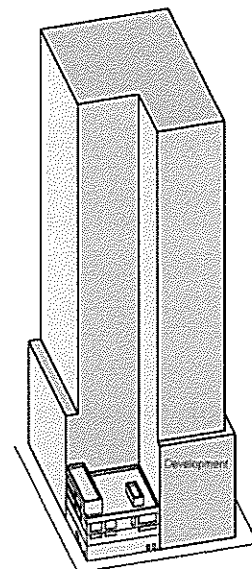
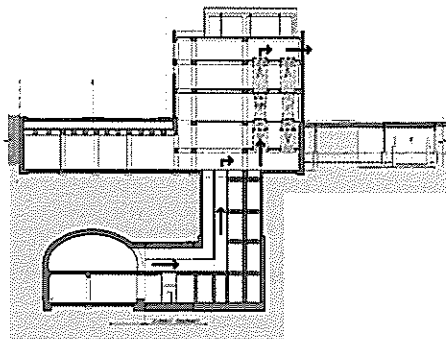
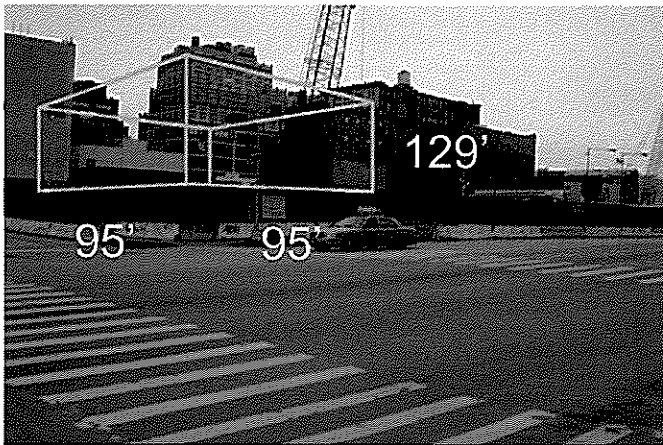


Transit Easements

Easement 1 – 33rd Street and 11th Avenue

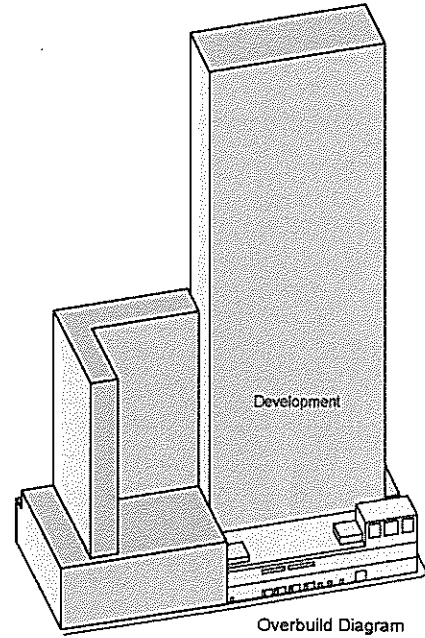
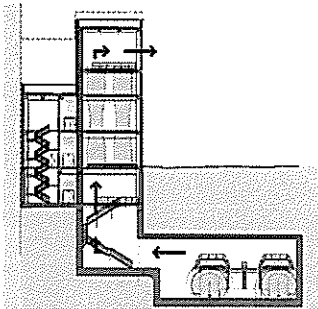
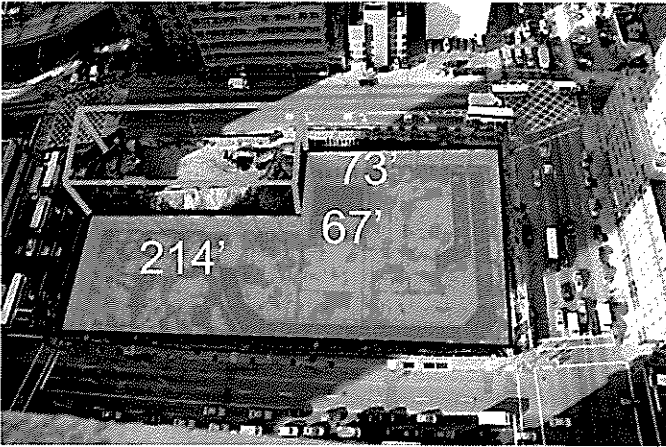


Easement 2 – 36th Street and 11th Avenue

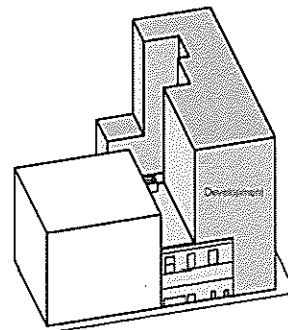
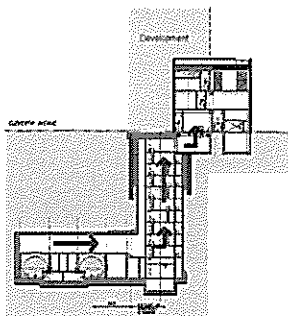
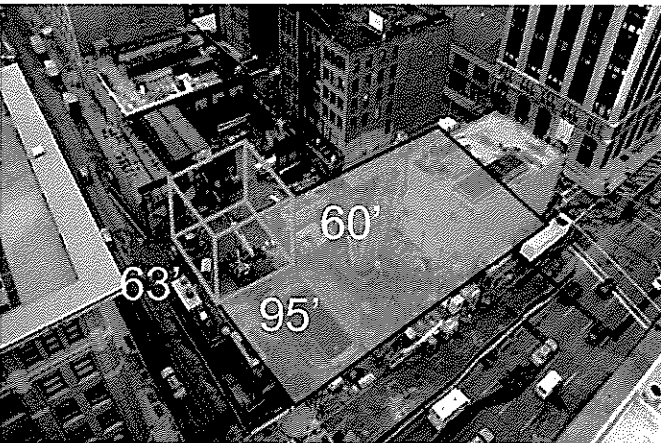


Transit Easements

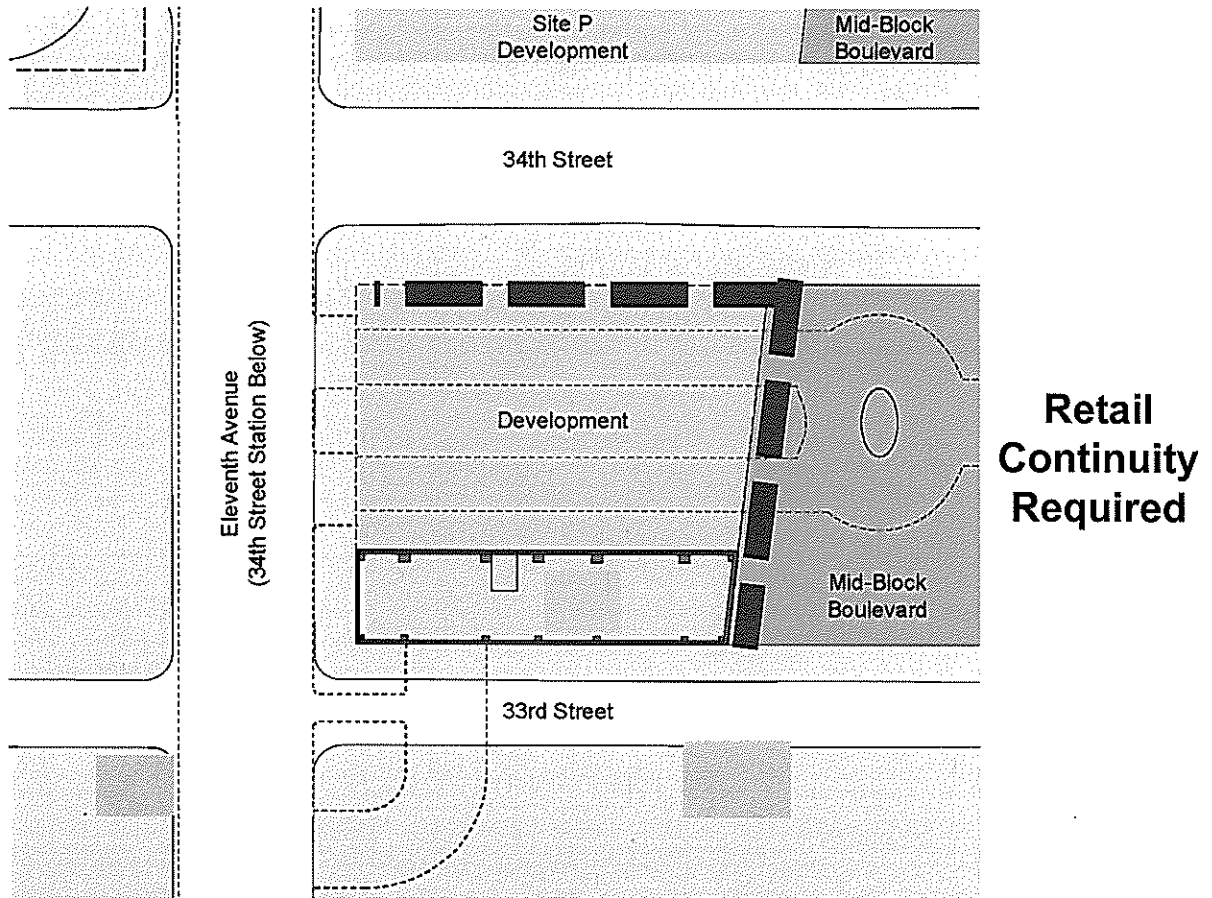
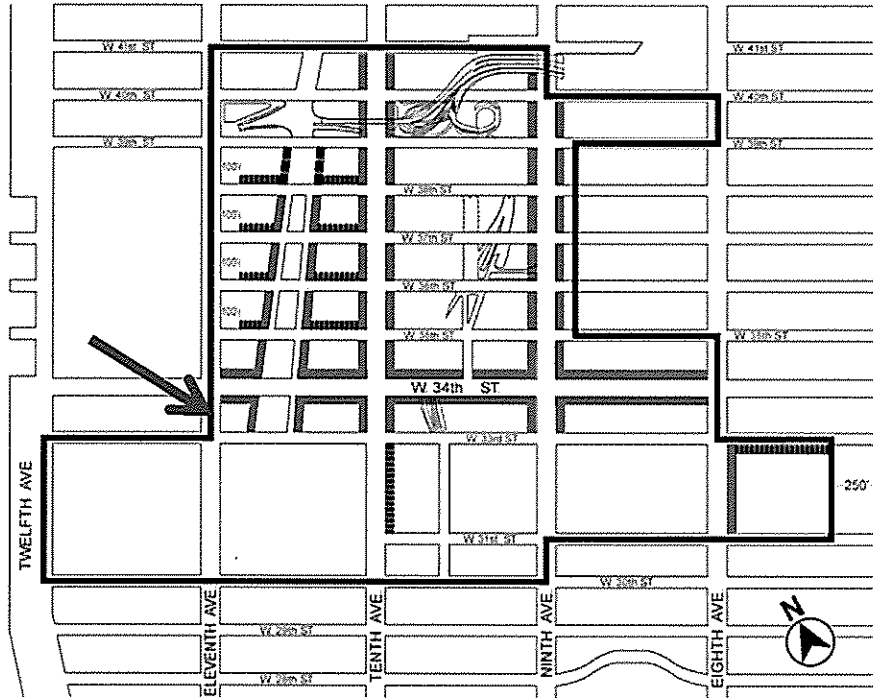
Easement 3 – 41st Street and Dyer Avenue



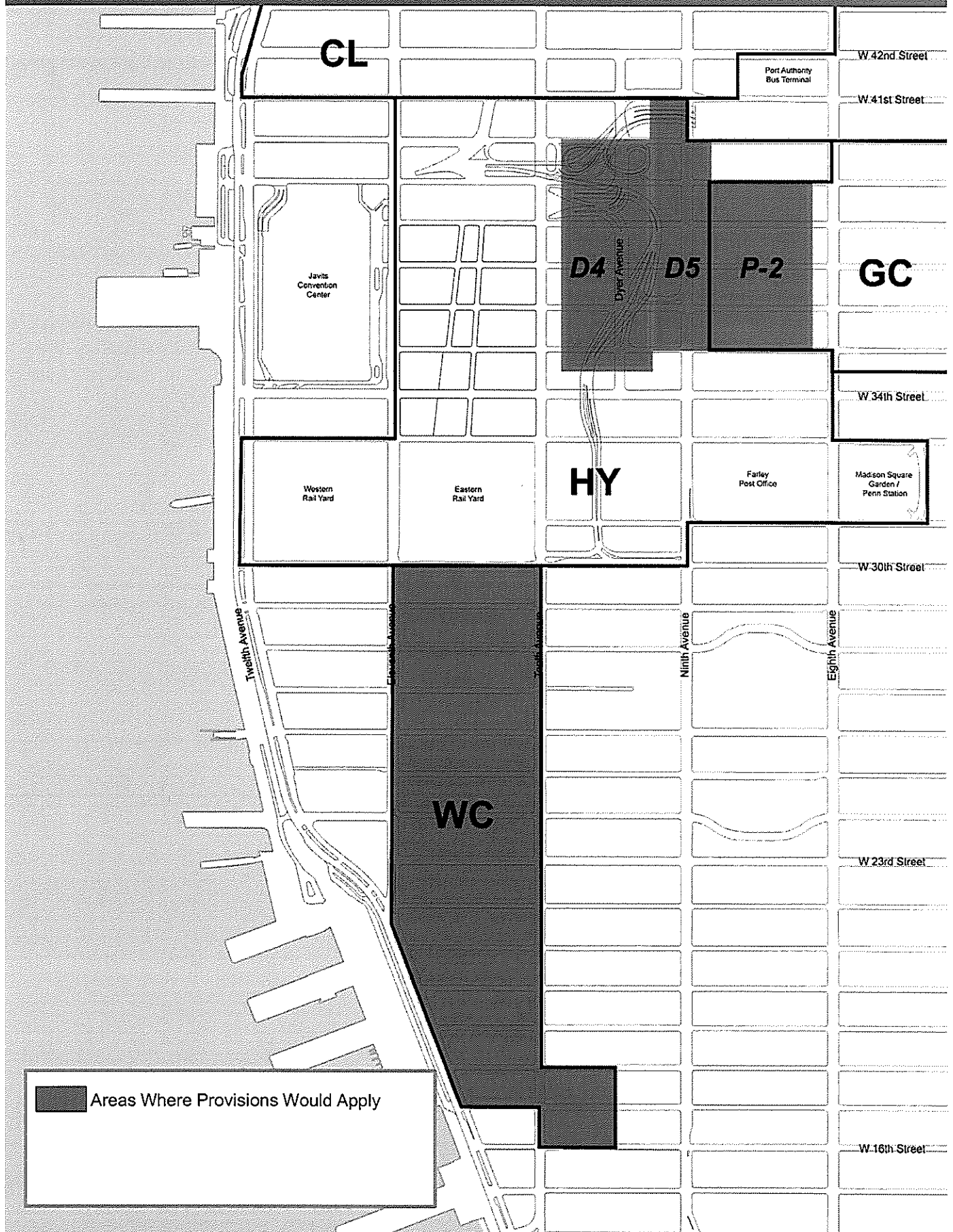
Easement 4 – 26th Street and 11th Avenue



Retail Continuity



Demolition Provisions



Tenement Buildings – HY D4 and D5, GC P-2



Buildings in D4



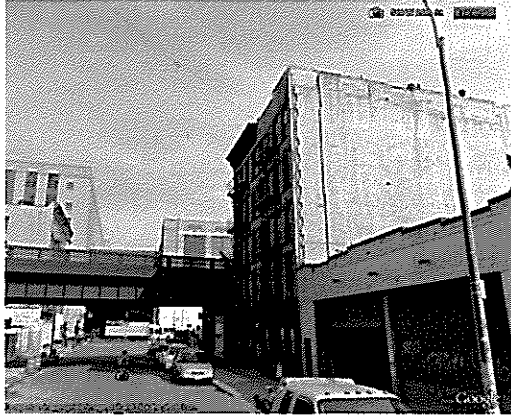
Buildings in D5



Buildings in P-2



Tenement Buildings - West Chelsea



Buildings in SWCD



Current Lot Where Text Would Apply



ALICE CAREY CITY COUNCIL TESTAMONY FAR WEST VILLAGE ZONING

In the late 1960's I ran from home and headed straight to Greenwich Village. But because I couldn't afford an apartment in any of the grand houses near Washington Square, I had to cross the then DMZ zone of Hudson Street to settle on far West 11th where the river was my neighbor.

At that time it was simply called 'the' Village. There was no Far West Village. So when 'the' Village was land marked it was truly an historic event. I remember reading about it in the Times, then going out to the 8th Street bookstore to buy the first AIA guide that I carried around like a bible. Armed with the blue-covered AIA Guide I'd decide which streets I'd visit in The Village, my home, the best place to live in New York. I thought that then and I think that now.

Then the AIA did not give much space to what eventually became the Far West Village. It really wasn't very pretty, or thought to be historic. 11th street between Greenwich and Washington didn't even have street lamps. What we had though was sunlight and shadows from all the low buildings, garages and warehouses not to mention the benign neglect of the area - across Hudson Street, near the meat market, a slaughterhouse and the traffic of the West Side Highway.

Yet I loved living there. I loved being a part of Historic District – as did my neighbors. Yet, that love was tainted by fear in 2007 when posters went up announcing the intention of a large hotel being built on the corner of Perry and Washington Street.

Panic flooded the cobblestone streets. This is a Historic District we said. We're protected. But upon taking a closer look we found this not so. In the 60's our buildings were thought not to be of historic value. So entire blocks and pieces of blocks were carved out of the Greenwich Village Historic district and zoned for commercial use.

But you know all this. What you may not know however is how hard my neighbors fought to rezone these precious old blocks oozing with history. Foolish as it may seem, I imagine Melville and Whitman – even Oscar Wilde, as he visited NY – walking the same bocks I walk. The Far West Village is a place apart, and its residents like it that way. And we are delighted we are no longer deemed commercial. So if you pass Melville, say on a rainy morning on Horatio Street, hurrying to his job at the Custom's Office, and you chance to catch his eye, smile. You've kept his memories intact.

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

231

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name:

Elizabeth LANGWITH

Address:

111 Fourth Avenue

I represent:

Community Member 1st Ave's Committee

Address:

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25

(PLEASE PRINT)

Name:

Moutaz Ali

Address:

I represent:

Veranda Restaurant

Address:

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name:

Peter Pizzutello

Address:

75-25 210th ST, Apt 2J, Bayside NY 11364

I represent:

Address:

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

LU 230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10-25-10

Name: Eric Goidel (PLEASE PRINT)

Address: Boral Goldfarb 377 Broadway NY NY

I represent: W.P. Owners Corp

Address: 213-05 75th Ave Bayside NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

Name: Cheryl Fruchter (PLEASE PRINT)

Address: 75-26 Bell Blvd. Bayside NY

I represent: Windsor Park Coop

Address: 213-05 75th Ave Bayside NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LUNO.230 Res. No. _____

in favor in opposition

Date: 10/25/2010

Name: LARRY KINITSKY (PLEASE PRINT)

Address: 75-26 Bell Blvd Bayside

I represent: W.P. Owners Corp

Address: 213-05 75th Avenue

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 230 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: Michael Chavis

Address: 211-01 75th Ave

I represent: Windsor Park COOP

Address: 213-05 75 Ave

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/55/10

(PLEASE PRINT)

Name: MARY DONAHUE

Address: 45-67 194 St

I represent: FLUSHING N.Y. 11358
46th Ave Beautification Committee

Address: 45-67 194 St Flushing NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

LU 230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: Henry Euler

Address: 204-05 43 Avenue Bayside 11361

I represent: Auburndale Improvement Association

Address: PO Box 580331, Station A, Flushing
11358

◆ Please complete this card and return to the Sergeant-at-Arms ◆

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

229

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

Name: James ROSENZWEIG (PLEASE PRINT)

Address: 560 5th Ave, NYC

I represent: Applicant 761 Friday's

Address: Same

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 231, 232 Res. No. _____

in favor in opposition

Date: 11-5

Name: EDITH HSU CHEN (PLEASE PRINT)

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 231, 232 Res. No. _____

in favor in opposition

Date: 10/25/10

Name: ARTHUR HUI (PLEASE PRINT)

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 233 Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: EDITH HSU CHEN

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 234 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: EDITH HSU CHEN

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 234 Res. No. _____

in favor in opposition

Date: 10/25

(PLEASE PRINT)

Name: FRANK RUCHALA

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

2

I intend to appear and speak on Int. No. 233 Res. No. _____

in favor in opposition

Date: 10/25

(PLEASE PRINT)

Name: ADAM WOLFE

Address: _____

I represent: DEPARTMENT OF CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

233

I intend to appear and speak on Int. No. 233 Res. No. _____

in favor in opposition

Date: Oct 25 2010

(PLEASE PRINT)

Name: ALICE CAREY

Address: 340 A. West 11 St NY

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: ENZO LONGO

Address: 4576 167 ST Flushing

I represent: Station Rd Civic

Address: 172nd ST Flushing

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. 230 Res. No. 7

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: Jacquelyn Soulier

Address: 40-31 172 ST QUEENS

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10-25-2010

(PLEASE PRINT)

Name: VIOLA KNORS

Address: 40-41 172 ST FLUSH. 11358

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

233

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: GEORGETY KNOW

Address: 340A WEST 11TH ST NYC

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: 10-25-10

Name: REVA RATISHER (PLEASE PRINT)

Address: 75-26 BELL BLVD.

I represent: WINDSOR PARK

Address: 211-10 75th AVENUE

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition RSD

Date: 10/25/10

Name: JOE KUCERNAK (PLEASE PRINT)

Address: 75-25 210 ST

I represent: Myself

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

Name: RHEA O'GORMAN (PLEASE PRINT)

Address: 40-16 17th ST

I represent: STATION RD CIVIC

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25

(PLEASE PRINT)

Name: JANET GILLEN

Address: 42-03 AUBURNDALE LN

I represent: STATION RD CIVIC

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

R30

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: Felix Martino

Address: 75-35 210 St, Chatham Gardens, NY

I represent: self

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: TERRI BOYMAR

Address: 40-15 178 St FLUSH 11358

I represent: AUBURNDALE IMPROV. ASSN

Address: BOX 331 STATION Rd FLUSH 11358

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 233 Res. No. _____

in favor in opposition

Date: 10-25-10

(PLEASE PRINT)

Name: JORDAN SCHAPS

Address: 135 PERRY ST.

I represent: THE PERRY STREET CROSSING

Address: PERRY ST.

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 0232 ²⁰¹⁰ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Elizabeth Finkelstein

Address: 232 E. 11th St, NY, NY 10003

I represent: Greenwich Village Society for Historic Preservation

Address: 232 E. 11th St

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: Anne Schlesinger

Address: 79-16 209 Street

I represent: Hollis Hills

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

LU230

I intend to appear and speak on Int. No. _____ Res. No. _____
 in favor in opposition

Date: 10/25/2010

(PLEASE PRINT)

Name: John P. HUGGARD

Address: 75-35 210th ST. APT. 2B, Bayside 11364

I represent: MYSELF

Address: 75-35 210th ST Bayside, N.Y. 11364

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

WINDSFR
PARK

I intend to appear and speak on Int. No. _____ Res. No. _____
 in favor in opposition R4-to R5D

Date: 10/24/2010

(PLEASE PRINT)

Name: Susan Derum

Address: 43 23 207 St BAYSIDE

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____
 in favor in opposition R5D ZONING

Date: 10/25/10

(PLEASE PRINT)

Name: SUSAN HUSTON

Address: 75-35 210th ST

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 231 Res. No. _____

in favor in opposition

Date: Oct 25, 2010

(PLEASE PRINT)

Name: SUSAN STOTZER

Address: _____

I represent: CB3

Address: 99 E 9th ST NYC

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Michael Zenreich

Address: 55 W 17th NYC

I represent: Windsor Park

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU-230 Res. No. _____

in favor in opposition

Date: 10-25-10

(PLEASE PRINT)

Name: George Spetsieris

Address: 206-18 Richmond Ave

I represent: REZONING OF WINDSOR PARK

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: EDGAR BAJANA

Address: _____

I represent: CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

233

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: ZACK WINESTONE

Address: 92 ADRIANO ST.

I represent: GREENWICH VILLAGE COMMUNITY TASK FORCE

Address: 130 MODERN ST

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

LU230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 10/25

(PLEASE PRINT)

Name: HARLEY MAX

Address: 75-35 210 ST

I represent: MYSELF

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

L 9 230

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 4/25/2010

(PLEASE PRINT)

Name: SETH KOSCIUSKO

Address: 79-16 209th St

I represent: PC 200906 OF WILSON PARK

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 230 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: JOSEPH KOURNER

Address: 15-25 210 St, ORLANDO GARDENS N.Y.

I represent: REGISTRY

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 230 Res. No. _____

in favor in opposition

Date: 10/25/10

(PLEASE PRINT)

Name: JOHN YOUNG

Address: _____

I represent: DEPT OF CITY PLANNING

Address: _____

Please complete this card and return to the Sergeant-at-Arms