

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

of the

COMMITTEE ON LAND USE

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June 23, 2011
Start: 1:12 pm
Recess: 4:32 pm

HELD AT: Council Chambers
City Hall

B E F O R E:
LEROY G. COMRIE, JR.
Chairperson

COUNCIL MEMBERS:

Maria del Carmen Arroyo
Inez E. Dickens
Daniel R. Garodnick
Sara M. Gonzalez
Robert Jackson
Rosie Mendez
Diana Reyna
Joel Rivera
James Sanders, Jr.
James Vacca
Albert Vann
Stephen T. Levin
Mark S. Weprin
Jumaane D. Williams

A P P E A R A N C E S

COUNCIL MEMBERS:

Peter A. Koo

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2 CHAIRPERSON COMRIE: Okay. We are
3 ready to start the Land Use Committee meeting for
4 June 23rd, 2011. We are joined by Council Members
5 Robert Jackson, Al Vann, Sara Gonzalez, Joel
6 Rivera, Peter Koo, Mark Weprin, Jimmy Vacca, Diana
7 Reyna, Inez Dickens and Maria del Carmen Arroyo--
8 the other princess.

9 [laughter]

10 CHAIRPERSON COMRIE: We have a few
11 items on the agenda today, so I'll try to move
12 through them quickly. The first is a motion to
13 file pursuant to withdrawal for a sidewalk café
14 located in Brooklyn Community Board 15, known as
15 the OPM Restaurant and Club, Land Use No. 405,
16 Item No. 20115564 TCK. Second item is for
17 approval, sidewalk café in Council Member Mendez's
18 district, Item No. 406 Percy's Tavern, Item No.
19 20115563 TCM, Manhattan Community Board 3. It's
20 to establish an unenclosed sidewalk café located
21 at 210 Avenue A. The next three are sidewalk
22 cafés--La Esquina in Council Member Chin's
23 district, Land Use No. 414, Item No. 20115455 TCM.
24 It's to continue to maintain an unenclosed
25 sidewalk café located at 114 Kenmare Street. The

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2 next sidewalk café is Land Use No. 415, Item No.
3 20105551 TCM, in the Speaker's district, Manhattan
4 Community Board 12. The restaurant is called
5 Betel, located at 49 Grove Street. The next one
6 is restaurant Da Silvano, Land Use No. 416, Item
7 No. 20115581 TCM, Manhattan Community Board 2.
8 It's to continue the sidewalk café at 260 Sixth
9 Avenue.

10 The next one is a 164th Street
11 rezoning in Council Member Gennaro's district,
12 Land Use No. 413 in Queens Community Board 8, Item
13 No. C090347 ZMQ. It's an amendment to the zoning
14 map to facilitate construction of a two story
15 commercial building located within an existing R3-
16 2 district bounded by a line 150th Street southerly
17 of 69th Avenue alignment bay between 164th and 165th
18 Street aligned 290 feet southerly of 69th Avenue
19 and 164th Street as shown on the diagram. The next
20 one is Land Use Item 417. It's called the Solow
21 Center in Council Member Koo's district, Community
22 Board 7. It's an amendment to the zoning map to
23 facilitate the development of a seven story mixed
24 use building. It's Item No. C070210 ZMQ and it
25 would change an M1 district to an R6 district

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2 property and establish within the proposed R6
3 district, a C2-2 district and I won't read the
4 full diagram of the boundaries. The next one is
5 Land Use Items 418 and 419—they're related. They
6 are in Council Member Ignizio's district. They're
7 the Woodrow Plaza rezoning, Item No. C080482 ZMR.
8 There's two related applications--an amendment to
9 the zoning map and amendment to the zoning text--to
10 facilitate the development of two commercial
11 buildings and the reconfigured parking lot. The
12 text amendment for Woodrow Plaza is Land Use No.
13 419, Item No. 080483 ZRR. Next item is a motion
14 to file pursuant to withdrawal, Land Use No. 420,
15 Linden Boulevard rezoning in Community Board 13,
16 Item C0100342 ZMQ. It's to withdraw an
17 application for a modification at 226 Street and
18 Linden Boulevard. The next items 421, 422 and 423
19 are related around the Sunnyside/Woodside rezoning
20 in Council Member Van Bramer's district - -
21 modified, Queens Community Board 2, Item No.
22 C100207 ZMQ. The three related applications--an
23 amendment to the zoning map and two text
24 amendments to preserve the built character and
25 encourage the appropriate development; the

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2 modification is to the allowed height and FAR on
3 Queens Boulevard and the corresponding
4 inclusionary housing change. That's three items
5 as I said--Land Use Item 421, 422 and 423, with
6 the numbers N100208 ZRQ and N100209 ZRQ.

7 The last item is a school siting in
8 Council Member Ulrich's district. It's a school
9 siting. It will be called P.S. 316 in Community
10 Board 9, Item No. 20115507 SCQ. It will be
11 located at the northeast and northwest corners of
12 90th Street and 101st Avenue. With that, the next
13 Subcommittee meetings are scheduled for July 25th.
14 Would anyone like to speak on any of the items on
15 today's calendar? No? Great. I want to thank you
16 for your unusual level of attentiveness this
17 morning.

18 [laughter]

19 CHAIRPERSON COMRIE: I can see.
20 Everybody's tired. Graduations are knocking
21 everybody out here. With that, I want to ask the
22 clerk to call the roll. We've been joined by
23 Council Member Steve Levin and Jumaane Williams
24 and Rosie Mendez. I think I got everybody. With
25 that, I would recommend an aye vote to everything

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on today's agenda. I want to thank the Subcommittee Chairs for their excellent work and making sure that everything on today's items were taken care of.

CLERK: William Martin, Committee Clerk, roll call vote in the Committee on Land Use. Council Member Comrie?

CHAIRPERSON COMRIE: Aye on all.

CLERK: Levin?

COUNCIL MEMBER LEVIN: Aye on all.

CLERK: Rivera?

COUNCIL MEMBER RIVERA: Aye on all.

CLERK: Reyna?

COUNCIL MEMBER REYNA: Aye on all.

CLERK: Barron?

COUNCIL MEMBER BARRON: [no

response]

CLERK: Jackson?

COUNCIL MEMBER JACKSON: [no

response]

CLERK: Sanders?

COUNCIL MEMBER SANDERS: [no

response]

CLERK: Seabrook?

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COMMITTEE ON LAND USE

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COUNCIL MEMBER SEABROOK: [no

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response]

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CLERK: Vann?

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COUNCIL MEMBER VANN: Aye on all.

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CLERK: Gonzalez?

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COUNCIL MEMBER GONZALEZ: Aye on

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all.

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CLERK: Palma?

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COUNCIL MEMBER PALMA: [no

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response]

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CLERK: Arroyo?

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COUNCIL MEMBER ARROYO: Yes.

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CLERK: Dickens?

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COUNCIL MEMBER DICKENS: Aye on

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all.

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CLERK: Garodnick?

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COUNCIL MEMBER GARODNICK: [no

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response]

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CLERK: Lappin?

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COUNCIL MEMBER LAPPIN: [no

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response]

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CLERK: Mendez?

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COUNCIL MEMBER MENDEZ: Aye on all.

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CLERK: Vacca?

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COUNCIL MEMBER VACCA: Aye on all.

CLERK: Lander?

COUNCIL MEMBER LANDER: [no
response]

CLERK: Weprin?

COUNCIL MEMBER WEPRIN: Aye on all.

CLERK: Williams?

COUNCIL MEMBER WILLIAMS: Aye on
all.

CLERK: Ignizio?

COUNCIL MEMBER IGNIZIO: [no
response]

CLERK: Halloran?

COUNCIL MEMBER HALLORAN: [no
response]

CLERK: Koo?

COUNCIL MEMBER KOO: Aye on all.

CLERK: By a vote of 13 in the
affirmative, zero in the negative and no
abstentions, all items have been adopted. Members
please sign the Committee Reports. Thank you.

CHAIRPERSON COMRIE: I want to
thank also the staff for everything they did to
make sure that all of the items on today's agenda

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2 were amended properly and thoroughly and that I
3 was able to make sure that everything was done.

4 Pardon me?

5 [background conversation]

6 CHAIRPERSON COMRIE: Half an hour
7 we'll keep the rolls open. We're expecting two
8 members. Robert's here.

9 CLERK: Council Member Jackson?

10 COUNCIL MEMBER JACKSON: I vote aye
11 on all.

12 CLERK: The vote now stands at 14
13 in the affirmative.

14 CHAIRPERSON COMRIE: A half hour,
15 we'll keep the roll open, so we've got two people
16 coming.

17 [background conversation]

18 CLERK: Council Member Sanders?

19 COUNCIL MEMBER SANDERS: Yes to
20 all.

21 CLERK: The vote is currently 15.
22 Council Member Garodnick?

23 COUNCIL MEMBER GARODNICK: Aye.

24 CLERK: The vote now currently
25 stands 16 in the affirmative, zero in the negative

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and no abstentions. The final vote in the

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Committee on Land Use is 16 in the affirmative,

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zero in the negative and no abstentions.

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COUNCIL MEMBER REYNA: This meeting

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is adjourned.

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[gavel]

C E R T I F I C A T E

I, Kimberley Uhlig 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.

Signature

Kimberley Uhlig

Date

July 7, 2011