

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 21, 2012  
Start: 10:59 a.m.  
Recess: 11:16 a.m.

HELD AT: Council Chambers  
City Hall

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

COUNCIL MEMBERS:  
Maria del Carmen Arroyo  
Charles Barron  
Inez E. Dickens  
Daniel R. Garodnick  
Sara M. Gonzalez  
Robert Jackson  
Jessica S. Lappin  
Rosie Mendez  
Annabel Palma  
Diana Reyna  
Joel Rivera  
James Sanders, Jr.  
Larry B. Seabrook

## A P P E A R A N C E S

## COUNCIL MEMBERS:

James Vacca  
Albert Vann  
Brad S. Lander  
Stephen T. Levin  
Mark S. Weprin  
Jumaane D. Williams  
Daniel J. Halloran III  
Vincent M. Ignizio  
Peter A. Koo

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2 CHAIRPERSON COMRIE: We are ready  
3 to commence the Land Use Committee meeting for  
4 June 21<sup>st</sup>, 2012. I'm Leroy Comrie. I'm joined by  
5 Council Member Jimmy Vacca, James Sanders, Robert  
6 Jackson, Al Vann, Inez Dickens, Maria del Carmen  
7 Arroyo, Dan Halloran, Charles Barron, Jessica  
8 Lappin, Mark Weprin, Peter Koo, Diana Reyna and  
9 Daniel Garodnick. We have a quorum. We only have  
10 a couple of items.

11 [background conversation]

12 CHAIRPERSON COMRIE: - - . It's  
13 not going well. We have just a few items on  
14 today's agenda and then we have budget meetings  
15 later. We have in Council Member Brewer's  
16 District primarily, but also touching Council  
17 Member Dickens and Viverito, the Upper West Side  
18 neighborhood retail street plan, Land Use Items  
19 No. 611 and 612 encompassing Manhattan Community  
20 Board 7, Items No. N120144 ZRM and C120145 ZMN.  
21 This is to establish a special enhanced commercial  
22 district along 77 blocks of Amsterdam and Columbus  
23 Avenue and 73 blocks of Broadway and map a C15  
24 overlay on the Upper West Side of Manhattan. As  
25 Council Member Weprin just said, we had a major

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2 hearing on this a couple of days ago—a lot of  
3 feedback. I want to congratulate all of the  
4 parties that were involved in working this out,  
5 but there are still some long term concerns about  
6 this, and I hope that as this progresses, we can  
7 make sure that all parties are heard.

8 We also have on the calendar  
9 encompassing Council Members Will, Crowley, Ulrich  
10 and Koslowitz's district, the Woodhaven Richmond  
11 Hill rezoning. It's Land Use Item No. 621. It's  
12 to rezone the Woodhaven and Richmond Hill  
13 neighborhoods in Queens. This application has  
14 been modified. Paragraph 9C now calls for  
15 maintaining an R5 district bounded by 102<sup>nd</sup> Avenue  
16 to the north, 135<sup>th</sup> Street to the west, Liberty  
17 Avenue to the south and Van Wyck Expressway to the  
18 east, so that is everything on today's agenda. I  
19 would ask the clerk—any questions or any comments  
20 from any of the members on any of the items on  
21 today's agenda? I want to remind folks that there  
22 will be another Land Use hearing on June 29<sup>th</sup> to  
23 look at NYU in the Zoning Committee, and I don't  
24 know if the Landmarks has been rescheduled as of  
25 yet. - - Other dates, check your calendars.

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2 Remember the NYU hearing because of the expected  
3 size of the crowd, the Subcommittee on Zoning will  
4 be held on the 29<sup>th</sup>. Because of the expected  
5 crowd, it will be held at City Hall. With that, -  
6 - no members have questions or comments-

7 COUNCIL MEMBER SANDERS: Question,  
8 sir.

9 CHAIRPERSON COMRIE: Question.

10 COUNCIL MEMBER SANDERS: I'm  
11 concerned about the Liberty Avenue portion of the  
12 down zoning. How much of Liberty Avenue is in  
13 here?

14 CHAIRPERSON COMRIE: I have to look  
15 at the boundaries, but just Liberty Avenue from  
16 the Van Wyck to about 114<sup>th</sup> Street.

17 COUNCIL MEMBER SANDERS: I see.  
18 Okay. I could use seeing a map.

19 CHAIRPERSON COMRIE: And most of  
20 Liberty Avenue is-what they did is to enhance and  
21 update the boundaries between the commercial and  
22 residential to make the buffers clearer, but they  
23 did not down zone any of the Liberty Avenue. It's  
24 to allow for commercial retail to continue to - -  
25 . In fact, the one section we're talking about is

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2 to maintain the original zoning, not to down zone.

3 CHAIRPERSON SANDERS: Thank you,  
4 sir.

5 CHAIRPERSON COMRIE: Okay. Any  
6 other questions, comments? Alright, with that,  
7 I'll ask the clerk, Billy Martin, to call the  
8 roll. I recommend an aye vote on everything  
9 remember that aye vote is to amend the Woodhaven  
10 rezoning, which will come back to us in a month at  
11 the July Stated Meeting.

12 CLERK: William Martin, Committee  
13 Clerk. Roll call vote Committee on Land Use.  
14 Council Member Comrie?

15 CHAIRPERSON COMRIE: Aye on all.

16 CLERK: Reyna?

17 COUNCIL MEMBER REYNA: Aye on all.

18 CLERK: Barron?

19 COUNCIL MEMBER BARRON: Aye on all.

20 CLERK: Jackson?

21 COUNCIL MEMBER JACKSON: Yes to

22 all.

23 CLERK: Sanders?

24 COUNCIL MEMBER SANDERS: Aye on

25 612. No on 621.

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CLERK: Vann?

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COUNCIL MEMBER VANN: Aye.

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CLERK: Arroyo?

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COUNCIL MEMBER ARROYO: Aye.

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CLERK: Dickens?

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COUNCIL MEMBER DICKENS: I want to

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thank my colleagues for a vote on the rezoning of

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the Upper West Side, which the community strongly

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supports and wants and it's the right thing to do.

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Aye on all.

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CLERK: Garodnick?

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COUNCIL MEMBER GARODNICK: Aye.

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CLERK: Lappin?

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COUNCIL MEMBER LAPPIN: Aye.

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CLERK: Vacca?

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COUNCIL MEMBER VACCA: Aye on all.

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CLERK: Koo?

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[BREAK IN AUDIO]

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CLERK: Weprin?

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COUNCIL MEMBER WEPRIN: Aye.

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CLERK: Halloran?

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COUNCIL MEMBER HALLORAN: Aye on

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all.

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CLERK: By a vote of 14 in the

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2 affirmative, zero in the negative and no  
3 abstentions, L.U. item 611 and 612 are adopted  
4 and by a vote of 13 in the affirmative, one in the  
5 negative and no abstentions, L.U. Item 621 is  
6 adopted.

7 CHAIRPERSON COMRIE: We're going to  
8 hold the vote open. I'm expecting two members  
9 that have been texting me furiously saying they  
10 are on their way—Council Member Palma and Council  
11 Member Williams, so we will hold the vote open  
12 until 3 'o clock for them to get here. There will  
13 be a Land Use Committee hearing in July to do the  
14 formal vote on NYU. Remember the hearing in the  
15 Subcommittee will be June 29<sup>th</sup>. We're joined by  
16 Council Member Gale Brewer.

17 CLERK: Council Member Williams?

18 COUNCIL MEMBER WILLIAMS: I vote  
19 aye.

20 CLERK: Council Member Palma?

21 COUNCIL MEMBER PALMA: I vote aye.

22 CHAIRPERSON COMRIE: Okay, we can  
23 now close out the Land Use Committee meeting for  
24 June 21<sup>st</sup>, 2012.

25 CLERK: The final vote in the



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Committee on Land Use now stands at 16 in the affirmative, zero in the negative abstentions with the exception of Land Use Item 621, which has been adopted by a vote of 15 in the affirmative, one in the negative and no abstentions. Thank you.

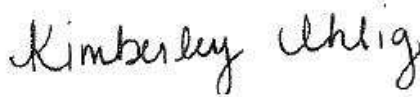
CHAIRPERSON COMRIE: Thank you.

The meeting is adjourned.

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

Handwritten signature of Kimberley Uhlig in cursive script, written over a horizontal line.

Date

7/20/12