

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 6, 2013
Start: 10:48 a.m.
Recess: 10:59 a.m.

HELD AT: Council Chambers
City Hall

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

COUNCIL MEMBERS:

Council Member Charles Barron
Council Member Inez E. Dickens
Council Member Daniel R. Garodnick
Council Member Sara M. Gonzalez
Council Member Vincent M. Ignizio
Council Member Peter A. Koo
Council Member Brad S. Lander
Council Member Jessica S. Lappin
Council Member Stephen T. Levin
Council Member Rosie Mendez
Council Member Annabel Palma
Council Member Diana Reyna

A P P E A R A N C E S

COUNCIL MEMBERS:

Council Member Joel Rivera
Council Member Albert Vann
Council Member Mark S. Weprin
Council Member Jumaane D. Williams
Council Member Ruben Wills

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2 CHAIRPERSON COMRIE: Okay, we're
3 ready to convene the full Land Use Committee
4 meeting for June 6, 2013. We're joined by Council
5 Members Al Vann, Peter Koo, Dan Garodnick, Sara
6 Gonzalez, Vinnie Ignizio, Diana Reyna, Charles
7 Barron, Mark Weprin, Jumaane Williams, Joel Rivera
8 and Annabel Palma. And, oh, Levin and Lander,
9 L&O. [background comment] We'll see. We are,
10 just to let the members know, the next
11 Subcommittee meetings will be held on June 18th,
12 19th and 20th. The Landmarks will be held on the
13 18th, June 19th will be Zoning, and there's an
14 extra Planning meeting scheduled for June 20th.
15 We have a full agenda of items that have been
16 vetted at the Subcommittees this morning. Two
17 items in Council Member Jackson's area, UDAPs,
18 Land Use Item No. 811, in Community Board 9, Item
19 No. 20135527 HAM, it's a UDAP for tax exemption
20 for property located at 1772 Amsterdam Avenue, and
21 80105 St. Nicholas, known as The Heights; also in
22 Council Member Jackson's area, a UDAP, also in
23 Manhattan Community Board 29, Land Use No. 813,
24 Item No. 20135530 HAM, the tax exemption for
25 property at 508 W. 134th Street. We also have in

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2 the Speaker's district a couple of items: Land
3 Use Item, Land Use No. 827, in, both in Community
4 Board 2, they're both dealing with sidewalk cafés.
5 One is known as Rosemary's, it is Item No.
6 20135374, it is to maintain a sidewalk café at 18
7 Greenwich Avenue; the next one is the motion to
8 file for Land Use No. 828 known as RYU, Item No.
9 20135408 TCM. Then we have the Land Use Nos. 829,
10 830 and 831 are related, they're being laid over
11 for BAM South, we're going to be voting on that
12 later this month. We have an item in Council
13 Member Fidler's district, and Brooklyn Community
14 Board 13, Land Use No. 832, Item No. M840631(B)
15 ZMK. It's to cancel the restrictive declaration
16 to facilitate construction of an as-of-right four
17 story, self-storage facility, at 217--2713-2715
18 Knapp Street, in Brooklyn Community Board 15.
19 Back to Speaker's District, a sidewalk café, Land
20 Use No. 836, Item No. 20135454 TCM in Community
21 Board 4 in Manhattan, to operate a café doing
22 business as 44&X Hells Kitchen, located at 622
23 10th Avenue. In Council Member Chin's district,
24 the Water Street POPs text amendment, which we had
25 a presentation on, Land Use No. 837, Item No. N

130206(A) ZRM. This is to deal with the amendment of the zoning, a temporary amendment of the zoning resolution concerning privately owned public spaces within Community Board 1. In Council Member Vallone's district in Queens, also in Queens Community Board 1, we're dealing with Land Use No. 838, Item No. 2--Item No. C 100398 ZMQ, it's the 28th Avenue rezoning, it's an amendment for the zoning map, establishing an R5 district within a C1-2 district. In Council Member Rivera's district, we're dealing with a tax exemption pursuant to Section 577 of the Private Housing Finance Law. [background comment] Right, right, and it's known as the East Tremont Portfolio, there are many addresses, they were all vetted in the Subcommittee hearing. Land Use No. 839, Item No. 20135674 HAK, within Bronx Community Board 6. And in Council Member Dickens' district, we have two items: Land Use Item No. 840, Land Use No. 840, Item No. 20135675 HAM, both in Manhattan Community Board 11, one is a tax exemption for the properties known as 1775 Houses; the other one is a tax exemption also, Land Use No. 841, Item No. 20135676 HAM, for the properties

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2 known as AK Houses, they are multiple addresses
3 with that, as well. And then the last thing that
4 we have is in Council Member Rivera and Foster's
5 district, it's dealing with the tax exemption for
6 properties known in the area as PRC Shakespeare
7 Avenue, Land Use No. 843, Item No. 20135678 HAX,
8 within Manhattan, within The Bronx Community
9 Boards 3 and 5. Council Member Jessica Lappin has
10 joined us. Again, everything has been fully
11 vetted in the Subcommittee meetings. Any member
12 have anything to say on any item on today's
13 agenda, that had not been said in the
14 Subcommittee? Council [background comment]
15 Council Member Williams would like to comment on
16 each one. [laughter] Alrighty, seeing none, I
17 would recommend a yes vote on everything on
18 today's agenda. And I would ask the Clerk, Billy
19 Martin, to call the roll.

20 CLERK: William Martin, Committee
21 Clerk, roll call vote, Committee on Land Use,
22 Council Member Comrie.

23 CHAIRPERSON COMRIE: Aye on all.

24 CLERK: Rivera.

25 COUNCIL MEMBER RIVERA: I vote aye

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on all.

CLERK: Reyna.

COUNCIL MEMBER REYNA: [off mic]

Aye on all.

CLERK: Barron.

COUNCIL MEMBER BARRON: [off mic]

No on 813, and aye on all the rest.

CLERK: Vann.

COUNCIL MEMBER VANN: [off mic]

Aye, aye on all.

CLERK: Gonzalez.

COUNCIL MEMBER GONZALEZ: [off mic]

Aye on all.

CLERK: Palma.

COUNCIL MEMBER PALMA: Aye.

CLERK: Garodnick.

COUNCIL MEMBER GARODNICK: [off

mic] Aye.

CLERK: Lappin.

COUNCIL MEMBER LAPPIN: [off mic]

Aye.

CLERK: Koo.

COUNCIL MEMBER KOO: [off mic] Aye

on all.

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CLERK: Lander.

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COUNCIL MEMBER LANDER: [off mic]

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Aye.

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CLERK: Levin.

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COUNCIL MEMBER LEVIN: [off mic]

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Aye.

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CLERK: Weprin.

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COUNCIL MEMBER WEPRIN: [off mic]

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Aye.

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CLERK: Williams.

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COUNCIL MEMBER WILLIAMS: [off mic]

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Aye.

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CLERK: Ignizio.

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COUNCIL MEMBER IGNIZIO: [off mic]

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Aye.

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CLERK: By a vote of 15 in the

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affirmative, zero in the negative, and no

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abstentions, all items have been adopted, with the

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exception of Land Use Item 813, being adopted by a

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vote of 14 in the affirmative, one in the

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negative, and no abstentions.

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CHAIRPERSON COMRIE: All right,

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we're going to hold the roll open, we have a

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couple of members that said they're on their way,

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2 we're going to double check. Give them until
3 11:15 to arrive, so that folks are not here all
4 afternoon. Just remind--Oh, Council Member Mendez
5 has arrived. And Council Member Dickens has
6 arrived? [background comment] Okay. With that,
7 just to remind members to check your calendars for
8 the next committee meetings, June 18th, 19th and
9 20th. Council Member Mendez, would you like to
10 vote?

11 COUNCIL MEMBER MENDEZ: I vote aye.

12 CLERK: Council Member Dickens.

13 COUNCIL MEMBER DICKENS: Aye on
14 all.

15 CHAIRPERSON COMRIE: Please sign
16 the Committee reports. Again, we will be holding
17 the roll open as we check on a couple of members.
18 With that, though, the meeting for June 6th, yeah
19 the Land Use meeting for June 6th is hereby
20 adjourned. The roll will be held open till 11:15.
21 Thank you. [gavel, background comment]

22 [pause]

23 CLERK: Council Member Wills.

24 COUNCIL MEMBER WILLS: [off mic] I
25 vote aye.

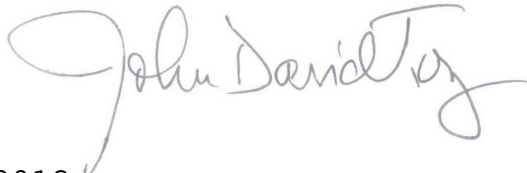
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CLERK: Final vote on Committee on Land Use, all items have been adopted, by a vote of 18 in the affirmative, zero in the negative, and no abstentions, with the exception of Land Use Item 813, which is adopted by a vote of 17 in the affirmative, one in the negative, and no abstentions, thank you.

C E R T I F I C A T E

I, JOHN DAVID TONG 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

A handwritten signature in cursive script that reads "John David Tong". The signature is written in black ink and is positioned to the right of the printed word "Signature".

Date June 25, 2013