



COUNCIL OF THE CITY OF NEW YORK

**AGENDA
OF THE
LAND USE COMMITTEE
FOR THE MEETING OF JULY 22, 2014**

DAVID G. GREENFIELD, *Chair*, Land Use Committee

MARK WEPRIN, *Chair*, Subcommittee on Zoning and Franchises

PETER KOO, *Chair*, Subcommittee on Landmarks, Public Siting
and Maritime Uses

INEZ DICKENS, *Chair*, Subcommittee on Planning, Dispositions
and Concessions

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

**AGENDA
OF THE
LAND USE COMMITTEE**

The Land Use Committee will hold a meeting in the **Committee Room, City Hall, New York City, New York 10007**, commencing at **11:00 A.M. on Tuesday, July 22, 2014**, and will consider the following items and conduct such other business as may be necessary:

**PRECONSIDERED L.U. NO.
IHOP RESTAURANT EXPANSION**

BROOKLYN CB - 18

M 770445 (D) ZMK

Application submitted by Mike's IHOP Inc. for the modification to the Restrictive Declaration D-47, which was approved as part of a Zoning Map Amendment (C 770445 (A) ZMK) to allow an increase in the permitted floor area for satellite stores from 16,400 square feet to 18,600 square feet to facilitate the enlargement of an existing restaurant located at 11000 Flatlands Avenue (Block 8235, Lot 48), in an R5/C2-1 District and an R5/C2-2 District.

**PRECONSIDERED L.U. NO.
THE HEIGHTS - 150TH STREET**

MANHATTAN CB - 9

20145706 HAM

Application by the New York City Department of Housing Preservation and Development for a modification to a previously approved project to amend the grant of a real property tax exemption pursuant to Section 577 of the Private Housing Finance Law for property located at 801-05 St. Nicholas Avenue (Block 2065, Lot 26), Borough of Manhattan.

L.U. No. 89
MELROSE COMMONS SITE C1

BRONX CB - 1

20145651 HAX

Application by the New York City Housing Department of Housing Preservation and Development for grant of a real property tax exemption pursuant to Section 696 of General Municipal Law for a previously approved Urban Development Action Area and Project for property located at 739, 741, 743 and 745 Brook Avenue (Block 2364, Lots 17, 18, 19 and 21); 3054 Third Avenue (Block 2364, Lot 7); and 3058 Third Avenue (Block 2364, Lot 9), in the Borough of Bronx. This matter is subject to Council review and action at the request of HPD and pursuant to Article 16 of the General Municipal Law.

L.U. NOS. 98 AND 99 ARE RELATED

L.U. No. 98
49TH AVENUE REZONING

QUEENS CB - 2

C 140275 ZMQ

Application submitted by Hunters Point 49, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the amendment of the Zoning Map, Section No. 9b:

1. changing from an M1-4 District to an M1-5/R7X District property bounded by the northerly centerline prolongation of 11th Place, a northerly and northwesterly boundary line of the Long Island Rail Road Right-Of-Way, and its northeasterly prolongation, 21st Street, and 49th Avenue; and
2. establishing a Special Long Island City Mixed Use District (LIC) bounded by the northerly centerline prolongation of 11th Place, a northerly and northwesterly boundary line of the Long Island Rail Road Right-Of-Way, and its northeasterly prolongation, 21st Street, and 49th Avenue;

as shown on a diagram (for illustrative purposes only) dated February 18, 2014, and subject to the conditions of CEQR Declaration E-335.

L.U. No. 99
49TH AVENUE REZONING

QUEENS CB - 2

N 140274 ZRQ

Application submitted by Hunters Point 49, LLC pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, relating to Article XI, Chapter 7 to enlarge the Special Long Island City Mixed Use District and to modify certain provisions related to sidewalk cafes and to expand the boundary of the Hunters Point Subdistrict of the Special Long Island City Mixed Use District.

L.U. No. 100
PARK AVENUE HISTORIC DISTRICT

MANHATTAN CB - 8

20145586 HKM (N 140373 HKM)

The proposed designation by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter of the landmark designation of the Park Avenue Historic District which is located on the Upper East Side of Manhattan and extends along Park Avenue from the northeast corner of 79th Street to 91st Street in Community District 8. [Designation List No. 472/LP-2547].