# THE COUNCIL

**JOINT REPORT OF THE LAND USE COMMITTEE**

**AND THE**

**SUBCOMMITTEE ON ZONING AND FRANCHISES**

**L.U. No. 792 (Res. No. 1676)**

**By Council Members Salamanca and Moya**

## SUBJECT

**BROOKLYN CB - 13 C 200298 ZSK**

City Planning Commission decision approvingan application submitted by Bedford Carp Realty III, LLC, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 106-32(a) of the Zoning Resolution to allow a commercial use (Use Group 16 use) not permitted by the provisions of Section 106-31 (Special Provisions for As-of-Right New Buildings for Use Group M or Commercial Use) to facilitate the development of a 2-story commercial warehouse building, on property located 2706 West 16th Street (Block 6995, Lot 74), in an M1-2 District, within the Special Coney Island Mixed Use District, Borough of Brooklyn, Community District 13.

## INTENT

To grant an approval of the special permit pursuant to ZR Section 106-32(a) to allow a Use Group 16 commercial warehouse on a street within the Special Coney Island Mixed Use District where Use Group 16 warehouse are not permitted as-of-right to facilitate the development of an approximately 9,950-square-foot, two-story commercial warehouse in a M1-2 zoning district within the Special Coney Island Mixed Use District at 2706 West 16th Street located in the Coney Island neighborhood of Brooklyn, Community District 13.

## PUBLIC HEARING

**DATE:** June 1, 2021

**Witnesses in Favor:** ­Three **Witnesses Against:** None

## SUBCOMMITTEE RECOMMENDATION

**DATE:** June 16, 2021

The Subcommittee recommends that the Land Use Committee approve the decision of the City Planning Commission.

**In Favor: Against: Abstain:**

Moya None None

Reynoso

Grodenchik

Ayala

Rivera

Borelli

**COMMITTEE ACTION**

**DATE:** June 16, 2021

The Committee recommends that the Council approve the attached resolution.

**In Favor: Against: Abstain:**

Salamanca None None

Gibson

Barron

Koo

Levin

Miller

Reynoso

Treyger

Grodenchik

Adams

Ayala

R. Diaz Sr.

Moya

Rivera

Riley

Brooks-Powers

Feliz

Borelli