

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Thursday, May 18, 2017

11:00 AM

Committee Room - City Hall

Committee on Land Use

David G. Greenfield, Chair

*Members: Vincent J. Gentile, Annabel Palma,
Daniel R. Garodnick, Darlene Mealy, Rosie Mendez,
Ydanis A. Rodriguez, Peter A. Koo, Brad S. Lander, Stephen T. Levin,
Jumaane D. Williams, Ruben Wills, Deborah L. Rose, Donovan J. Richards,
Inez D. Barron, Andrew Cohen, Ben Kallos, Antonio Reynoso,
Ritchie J. Torres, Mark Treyger and Rafael Salamanca, Jr.*

Roll Call

Present: Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: Gentile, Mealy and Rodriguez

LU 0604-2017

Application No. 20175318 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Section 577 of the Private Housing Finance Law for the approval of a new real property tax exemption for property located at Block 2458, Lots 13, 35, and 49, Borough of the Bronx, Community Board 4, Council District 17.

Attachments: April 5, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of April 17, 2017 - April 21, 2017, Hearing Transcript - Planning 4-19-17, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 5, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of April 17, 2017 - April 21, 2017, Hearing Transcript - Planning 4-19-17, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0607-2017

Application No. 20175260 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of The Egg Shop LES LLC, d/b/a The Egg Shop, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 151 Elizabeth Street, Borough of Manhattan, Community Board 2, Council District 1. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Filed by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0608-2017

Application No. C 170140 ZMX submitted by 600 Associates, LLC pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the zoning map, Section 6c, changing an existing M1-1 District to an R8A District on property located on 156th Street between Caldwell Avenue and Eagle Avenue, Borough of the Bronx, Community District 1, Council District 17.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0609-2017

Application No. N 170141 ZRX submitted by 600 Associates, LLC pursuant to Section 201 of the New York City Charter, for an amendment to the Zoning Resolution, modifying Appendix F to establish a Mandatory Inclusionary Housing Area, Borough of the Bronx, Community District 1, Council District 17.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0610-2017

Application No. C 160326 ZMX submitted by Westchester Mews LLC pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the zoning map, Section 4b, changing an existing R5 District to an R6 District, and establishing a C2-4 District within the proposed R6 district on property located at Newbold Avenue and Olmstead Avenue, Borough of the Bronx, Community District 9, Council District 18.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, City Planning Commission Approval Letter, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, City Planning Commission Approval Letter, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Modifications and Referred to CPC approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0611-2017

Application No. N 160327(A) ZRX submitted by Westchester Mews LLC pursuant to Section 201 of the New York City Charter, for an amendment to the Zoning Resolution, modifying Article II, chapter 3 relating to bulk and floor area regulations, and Appendix F to establish a Mandatory Inclusionary Housing Area, Borough of the Bronx, Community District 9, Council District 18.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, City Planning Commission Approval Letter, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, City Planning Commission Approval Letter, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Modifications and Referred to CPC approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0614-2017

Application No. 20175389 PNM pursuant to §1301(2)(f) of the New York City Charter concerning a proposed maritime lease between the New York City Department of Small Business Services and Ports America, Inc. for piers 88 and 90 on the Hudson River between West 48th Street and West 55th Street, Borough of Manhattan, Community Board 4, Council District 3.

Attachments: Maritime Lease, April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: Maritime Lease, April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0615-2017

Application No. 20175387 HAM submitted by the New York City Department of Housing Preservation and Development pursuant to Section 577 of the Private Housing Finance Law for the approval of a new real property tax exemption for property located in the Borough of Manhattan, Community Board 3, Council District 1 and 2.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0616-2017

Application No. 20175388 HAK submitted by the New York City Department of Housing Preservation and Development pursuant to Article XI of the Private Housing Finance Law for the approval of a new real property tax exemption for property located on Block 1992, Lot 5 and Block 2018, Lot 62, Borough of Brooklyn, Community Board 2, Council District 35.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 16 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Wills, Richards, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Negative: 1 - Williams

Abstain: 1 - Barron

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0617-2017

Application No. 20175325 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Section 577 of the Private Housing Finance Law for the approval of a new real property tax exemption for property located at Block 2425, Lot 16, Block 2427, Lots 1 and 52, Block 2429, Lot 34, Block 2433, Lot 57, and Block 2439, Lot 22, Borough of the Bronx, Community Board 4, Council District 16.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0619-2017

Application No. 20175324 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Section 577 of the Private Housing Finance Law for the approval of a new real property tax exemption for property located at Block 2861, Lot 11, Block 2867, Lot 58, Block 2868, Lot 127, Block 2876, Lot 170, Block 3196, Lot 10, and Block 3216, Lot 52, Borough of the Bronx, Community Board 5, Council District 14.

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: April 25, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Planning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Transcript - Planning 5-2-17, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0627-2017

Application No. 20175390 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Article XI of the Private Housing Finance Law for the approval of a real property tax exemption for property located at Block 3805, Lots 123 and 124, Borough of the Bronx, Community District 9, Council District 18.

Attachments: Housing Preservation and Development Letter, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: Housing Preservation and Development Letter, Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Zoning 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Zoning 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0628-2017

Application No. 20175270 HKM (N 170298 HKM) for the designation by the Landmarks Preservation Commission pursuant to Section 3020 of the New York City Charter of the Morningside Heights Historic District, Borough of Manhattan, Community Board 7 and 9, Council District 6 and 7.

Attachments: Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Landmarks 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Landmarks 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Landmarks 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Landmarks 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Modifications approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0629-2017

Application No. 20175271 HKM (N 170297 HKM) pursuant to Section 3020 of the New York City Charter, concerning the designation by the Landmarks Preservation Commission of the Cathedral Church of St. John the Divine, located at 1047 Amsterdam Avenue (7501Block 1865, Lots 1, 10, S8010), as an historic landmark, Borough of Manhattan, Community Board 9, Council District 7.

Attachments: Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Landmarks 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Landmarks 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: Land Use Calendar - Week of May 1, 2017 - May 5, 2017, Hearing Testimony - Landmarks 5-2-17, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Landmarks 5-2-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0633-2017

Application No. 20175305 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of Love Mamak Corp., d/b/a Mamak, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 174 2nd Avenue, Borough of Manhattan, Community Board 3, Council District 2. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0634-2017

Application No. 20175243 TCM pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of Ruby's Midtown LLC for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 442 3rd Avenue, Borough of Manhattan, Community Board 6, Council District 2. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and Section 20-226 of the New York City Administrative Code.

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0636-2017

Application No. 20175122 SCR pursuant to Section 1732 of the New York School Construction Authority Act, concerning the proposed site selection for a new, approximately 800-Seat Primary/Intermediate School Facility to be located at the block bounded by Osgood Avenue to the north, Waverly Place to the south, Wiederer Place to the east, and Targee Street to the west (Block 635, Lot 1), in the Stapleton section of Staten Island, in Community School District No. 31, Community Board 1, Council District 49.

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0637-2017

Application No. 20175203 SCK pursuant to Section 1732 of the New York School Construction Authority Act, concerning the proposed site selection for a new, approximately 1000-Seat Primary/Intermediate School Facility to be located at the block bounded by Atlantic Avenue, Logan Street, Dinsmore Place and Chestnut Street (Block 4142, Lot 32 in portion), in the East New York section of Brooklyn, in Community School District No. 19, Community Board 5, Council District 37.

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Hearing Testimony - Landmarks 5-16-17, Hearing Transcript - Landmarks 5-16-17, Land Use Calendar - May 18, 2017, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0638-2017

Application No. 20175417 HAM submitted by the New York City Department of Housing Preservation and Development pursuant to Article XI of the Private Housing Finance Law for the approval of a new real property tax exemption for property located in the Borough of Manhattan, Community Board 11, Council District 5 and 8.

Attachments: Housing Preservation and Development Letter, May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: Housing Preservation and Development Letter, May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0639-2017

Application No. 20175419 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Section 23 of the Private Housing Finance Law for the approval of a mortgage loan for property located at Block 3256, Lots 156 and 75, the Borough of the Bronx, Community Board 8, Council District 14.

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing Held by Committee

Attachments: May 10, 2017 - Stated Meeting Agenda with Links to Files, Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0646-2017

Application No. 20175418 HAX submitted by the New York City Department of Housing Preservation and Development for the termination of a prior tax exemption and approval of a new real property tax exemption pursuant to Article XI of the Private Housing Finance Law for property located at Block 2426, Lot 62; and Block 2371, Lots 1, 6 and 29; Borough of the Bronx, Community Boards 3 and 4, Council District 16.

Attachments: Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing on P-C Item by Comm

Attachments: Land Use Calendar - Week of May 15, 2017 - May 19, 2017, REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Planning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Planning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be P-C Item Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez

LU 0645-2017

Application No. 20175428 HAX submitted by the New York City Department of Housing Preservation and Development pursuant to Article XI of the Private Housing Finance Law for the approval of a real property tax exemption for property located at Block 2624, Lot 41 in the Borough of the Bronx, Community District 1, Council District 17.

Attachments: REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

This Land Use Application was Hearing on P-C Item by Comm

Attachments: REVISED - Land Use Calendar - Week of May 15, 2017 - May 19, 2017, Land Use Calendar - May 18, 2017, May 24, 2017 - Stated Meeting Agenda with Links to Files, Hearing Testimony - Zoning 5-16-17, Hearing Transcript - Stated Meeting 5-24-17, Committee Report, Resolution, Hearing Transcript - Zoning 5-16-17, Hearing Transcript - Land Use 5-18-17

A motion was made that this Land Use Application be P-C Item Approved by Committee with Companion Resolution approved by Roll Call.

Affirmative: 18 - Greenfield, Palma, Garodnick, Mendez, Koo, Lander, Levin, Rose, Williams, Wills, Richards, Barron, Cohen, Kallos, Reynoso, Torres, Treyger and Salamanca Jr.

Absent: 3 - Gentile, Mealy and Rodriguez