

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Thursday, December 11, 2003

9:45 AM

Committee Room - City Hall

Subcommittee on Planning, Dispositions and Concessions

Miguel Martinez, Chair

*Members: Joel Rivera, Hiram Monserrate,
Michael C. Nelson and Andrew J. Lanza*

Roll Call

Present: Monserrate, Nelson and Lanza

Absent: Martinez and Rivera

LU 0489-2003 **Uniform land use review procedure application no. C 030460 HAM, an Urban Development Action Area Designation and Project, located on East 119th Street between First and Second Avenues, and the disposition of such property, Borough of Manhattan, Council District no. 8. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0586-2003 **Uniform land use review procedure application no. C 010071 PPK, pursuant to §197-c and §197-d of the New York City Charter concerning the disposition of six city-owned properties, located in Community Board 5, Borough of Brooklyn, Council District no. 37. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d(b)(2) of the Charter or called up by vote of the Council pursuant to §197-d(b)(3) of the Charter.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0522-2003 **Application no. 20045130 HAQ, an Urban Development Action Area Project, located at 170th Street, Brinkerhoff Avenue and Union Hall Street, Council Districts no. 27 and 28, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0528-2003 **Application no. 20045140 HAM, an Urban Development Action Area Project located at 444 West 167th Street/451 West 166th Street, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

LU 0529-2003 **Application no. 20045141 HAQ, an Urban Development Action Area Project, located at 116-43 Sutphin Boulevard, Council District no. 28, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0530-2003 **Application no. 20045142 HAQ, an Urban Development Action Area Project, located at 106-35 156th Street, Council District no. 28, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development,**

LU 0556-2003 **Application no. 20045221 HAX, an Urban Development Action Area Project located at 1157-59 Fulton Avenue, Council District no. 16, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

LU 0563-2003 **Application no. 20045228 HAM, an Urban Development Action Area Project located 101-09 West 115th Street, Council District no. 9, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

LU 0564-2003 **Application no. 20045255 HAM, an Urban Development Action Area Project located 3810 Broadway, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

LU 0565-2003 **Application no. 20045256 HAM, an Urban Development Action Area Project located 537-39 West 133rd Street, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

LU 0566-2003 **Application no. 20045257 HAM, an Urban Development Action Area Project located 463-67 West 166th Street, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0572-2003 **Application no. 20045276 HAM, an Urban Development Action Area Project located at 482 West 150th Street, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0573-2003 **Application no. 20045277 HAM, an Urban Development Action Area Project located at 3603 and 3605 Broadway, Council District no. 7, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0574-2003 **Application no. 20045278 HAX, an Urban Development Action Area Project located at 1117 Noble Avenue, Council District no. 18, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0575-2003 **Application no. 20045279 HAX, an Urban Development Action Area Project located at 401 East 142nd Street, Council District no. 8, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 577 of the Private Housing Finance Law for an exemption from real property taxes**

LU 0577-2003 Application no. 20045281 HAK, an Urban Development Action Area Project, located at 285-291 Hinsdale Street, 591 and 597 Logan Street, Council District no. 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.

LU 0578-2003 Application no. 20045282 HAK, an Urban Development Action Area Project, located at 1126-1136 Dumont Avenue and 433-437 Montauk Avenue, Council District no. 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes

LU 0579-2003 Application no. 20045283 HAK, an Urban Development Action Area Project, located at 116 Manhattan Avenue (a.k.a. 141 Johnson Avenue), Council District no. 34, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.

LU 0580-2003 Application no. 20045284 HAK, an Urban Development Action Area Project known as Ajoshe Homes, located in Community Board 16, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.

LU 0581-2003 **Application no. 20045285 HAK, an Urban Development Action Area Project known as Ezekiel Houses HDFC II, located in Community Board 3, Council District no. 36, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

LU 0589-2003 **Application no. 20045302 HAX, an Urban Development Action Area Project known as the Bronx Sites 6 and 7, located in Community Board 5, Council Districts no. 14 and 15, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property tax**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

LU 0590-2003 **Application no. 20045303 HAX, an Urban Development Action Area Project located on Courtlandt Avenue between East 159th and East 160th Streets, Council District no. 17, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

LU 0591-2003 **Application no. 20045304 HAX, an Urban Development Action Area Project known as Mott Haven Sites 1, 2A, 2B and 3; located in Community Board 1; Council District no. 17; Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

LU 0592-2003 **Application no. 20045305 HAX, an Urban Development Action Area Project located at 1243 East 223rd Street, Council District no. 12, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0593-2003 **Application no. 20045306 HAX, an Urban Development Action Area Project located at 3038 Holland Avenue, Council District no. 12, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0594-2003 **Application no. 20045307 HAX, an Urban Development Action Area Project located at 3215 Gunther Avenue, Council District no. 12, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0595-2003 **Application no. 20045308 HAX, an Urban Development Action Area Project located at 1147 East 212th Street, Council District no. 12, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0596-2003 **Application no. 20045309 HAX, an Urban Development Action Area Project located at 701-03 East 219th Street, Council District no. 12, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0597-2003 **Application no. 20045310 HAX, an Urban Development Action Area Project known as Bronx Park South Trafalgar Amendment, located in Community Board 6, Council District no. 15, Borough of the Bronx. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes**

LU 0598-2003 **Application no. 20045311 HAK, an Urban Development Action Area Project located at 572 Pacific Street, Council District no. 33, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

LU 0599-2003 **Application no. 20045312 HAK, an Urban Development Action Area Project, located at 1939 West 11th Street, Council District no. 47, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0600-2003 **Application no. 20045313 HAK, an Urban Development Action Area Project located at 5717 5th Avenue, Council District no. 38, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0601-2003 **Application no. 20045314 HAK, an Urban Development Action Area Project, located at 93 Bergen Street, Council District no. 33, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

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LU 0602-2003 **Application no. 20045315 HAK, an Urban Development Action Area Project located at 1151 Rogers Avenue, Council District no. 45, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0603-2003 **Application no. 20045316 HAK, an Urban Development Action Area Project, located at 507 East 26th Street, Council District no. 45, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting - Hearing Transcript 12/15

LU 0604-2003 **Application no. 20045317 HAK, an Urban Development Action Area Project located at 101 East 56th Street, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0605-2003 **Application no. 20045318 HAK, an Urban Development Action Area Project, located at 205 Centre Street, Council District no. 39, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0606-2003 **Application no. 20045319 HAK, an Urban Development Action Area Project located at 360 East 98th Street, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0607-2003 **Application no. 20045320 HAK, an Urban Development Action Area Project, located at 470 Washington Avenue, Council District no. 35, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0608-2003 **Application no. 20045321 HAK, an Urban Development Action Area Project located at 7004 Ft. Hamilton, Council District no. 43, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0609-2003 **Application no. 20045322 HAK, an Urban Development Action Area Project, located at 913 Lorimer Street, Council District no. 33, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

- LU 0610-2003 **Application no. 20045323 HAK, an Urban Development Action Area Project located at 990 Rutland Road, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0611-2003 **Application no. 20045324 HAK, an Urban Development Action Area Project, located at 2006 Bergen Street, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0612-2003 **Application no. 20045325 HAK, an Urban Development Action Area Project known as Round I, ENY Site B, located in Community Board 5, Council Districts no. 37 and 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**
- LU 0613-2003 **Application no. 20045326 HAK, an Urban Development Action Area Project known as BK11A, BK11B, and BK11C; located in Community Board 5, Council District no. 42, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**
- LU 0614-2003 **Application no. 20045327 HAK, an Urban Development Action Area Project known as t, located in Community Board 16, Council District no. 41, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

LU 0615-2003 **Application no. 20045328 HAM, an Urban Development Action Area Project located at 2119 8th Avenue, Council District no. 9, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0616-2003 **Application no. 20045329 HAM, an Urban Development Action Area Project, located at West 117th Street between Lenox Avenue and Adam Clayton Powell, Jr. Boulevard, Council District no. 9, Borough of Manhattan. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development, and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.**

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Attachments: Hearing Transcript 12/11, Hearing Transcript 12/11, Stated Meeting -
Hearing Transcript 12/15

Affirmative: 3 -
 Monserate, Nelson and Lanza

Absent: 2 -
 Martinez and Rivera

LU 0617-2003 **Application no. 20045330 HAQ, an Urban Development Action Area Project, located at 111-13 Liberty Avenue, Council District no. 32, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0618-2003 **Application no. 20045331 HAQ, an Urban Development Action Area Project, located at 38-60 98th Street, Council District no. 21, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

- LU 0619-2003 **Application no. 20045332 HAQ, an Urban Development Action Area Project, located at 111-25 113th Street, Council District no. 32, Borough of Queens. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0620-2003 **Application no. 20045333 HAR, an Urban Development Action Area Project, located at 273 Port Richmond Avenue, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0621-2003 **Application no. 20045334 HAR, an Urban Development Action Area Project, located at 11 Pine Street, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0622-2003 **Application no. 20045335 HAR, an Urban Development Action Area Project, located at 14 Laurel Avenue, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0623-2003 **Application no. 20045336 HAR, an Urban Development Action Area Project, located at 454 Jersey Street, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**
- LU 0624-2003 **Application no. 20045337 HAR, an Urban Development Action Area Project, located at 1062 Castleton Avenue, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**

LU 0625-2003 **Application no. 20045338 HAR, an Urban Development Action Area Project, located at 64 Clinton Street, Council District no. 49, Borough of Staten Island. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and Development.**