

The New York City Council

*City Hall
New York, NY 10007*



Meeting Minutes

Tuesday, November 15, 2005

10:00 AM

Committee Room - City Hall

Committee on Land Use

Melinda R. Katz, Chair

*Members: Bill Perkins, Michael C. Nelson, Christine C. Quinn, Joel Rivera,
Tony Avella, Maria Baez, Charles Barron, Leroy G. Comrie, Simcha Felder,
Eric N. Gioia, G. Oliver Koppell, Erik Martin Dilan, Miguel Martinez, Michael E.
McMahon,
Hiram Monserrate, James Sanders, Jr., Larry B. Seabrook, Albert Vann, Vincent J.
Gentile,
Annabel Palma, Andrew J. Lanza and James Oddo*

Roll Call

Present,

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent,

Rivera, Baez, Barron, Palma and Oddo

Res 1035-2005 Resolution to amend the text of the New York City Zoning Resolution to require a Special Permit to be granted by the City Planning Commission for the installation of telephone exchanges or communications equipment in Residence Districts.

Attachments: Hearing Transcript

This Resolution was Hearing Held by Committee

Attachments: Hearing Transcript

This Resolution was Laid Over by Committee

LU 0547-2005 Uniform Land Use Review Procedure application no. 050180 ZMR, pursuant to §197-c and §197-d of the New York City Charter, concerning changes to the zoning map, Borough of Staten Island, Council District no. 50.

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0611-2005 Uniform Land Use Review Procedure application no. 050145 ZMR, pursuant to §197-c and §197-d of the New York City Charter, concerning changes to the zoning map, Borough of Staten Island, Council District no. 51.

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0617-2005 **Uniform Land Use Review Procedure application no. 050272 ZMK, pursuant to §197-c and §197-d of the New York City Charter, concerning changes to the zoning map, Borough of Brooklyn, Council District no. 36**

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0618-2005 **Uniform Land Use Review Procedure application no. 060053 ZRK, pursuant to §197-c and §197-d of the New York City Charter, concerning changes to the zoning map, Borough of Brooklyn, Council District nos. 38 and 39.**

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0619-2005 **Uniform Land Use Review Procedure application no. 060054 ZMK, pursuant to §197-c and §197-d of the New York City Charter, concerning changes to the zoning map, Borough of Brooklyn, Council District no. 38 and 39.**

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Zoning 11/14, Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0529-2005 **Uniform land use review procedure application no. C 050460 HAM, an Urban Development Action Area Designation, Project, and the disposition of such property located 115-119 West 137th Street, Borough of Manhattan, Council District no. 9. 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 - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0531-2005 **Uniform land use review procedure application no. C 050503 HAK, an Urban Development Action Area Designation, Project, and the disposition of such property located at 852-856 Myrtle Avenue, Borough of Brooklyn, Council District no. 36. 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 - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0621-2005 **Uniform land use review procedure application no. C 050483 HAM, an Urban Development Action Area Designation, Project, and the disposition of such property located on site 34A in the Milbank Frawley Circle East Urban Renewal Area, 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 - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0559-2005 **Application no. 20065051 HAM, an Urban Development Action Area Project located at 306 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.**

Attachments: Hearing Transcript - Land Use 11/15/05

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15/05

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0595-2005 **Application no. 20065065 HAK, an Urban Development Action Area Project known as MacBain Development, located in Community Board 16, Council Districts no. 37 and 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.**

Attachments: Hearing Transcript - Land Use 11/15/05

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15/05

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0597-2005 **Application no. 20065067 HAM, an Urban Development Action Area Project located at 314 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.**

Attachments: Hearing Transcript - Land Use 11/15/05

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15/05

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0598-2005 **Application no. 20065068 HAM, an Urban Development Action Area Project known as Edisto Isle Builders, located in Community Boards 9 and 10, Council Districts no. 7 and 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 - Land Use 11/15/05

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15/05

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0612-2005 **Application no. 20065086 HAK, an Urban Development Action Area Project located at 193 Classon Avenue and 223A Monroe Street, Council Districts no. 35 and 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.**

Attachments: Hearing Transcript - Land Use 11/15/05

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15/05

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo

LU 0613-2005 **Application no. 20065087 HAK, an Urban Development Action Area Project known as Marion Somers Plaza HDFC, 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.**

Attachments: Hearing Transcript - Land Use 11/15

This Land Use Application was Hearing Held by Committee

Attachments: Hearing Transcript - Land Use 11/15

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

Affirmative, 17 -

Katz, Perkins, Nelson, Quinn, Avella, Comrie Jr., Felder, Gioia, Koppell, Martinez, McMahon, Monserrate, Sanders Jr., Seabrook, Vann, Gentile and Lanza

Absent, 6 -

Rivera, Baez, Barron, Malave-Dilan, Palma and Oddo