



Legislation Details (With Text)

File #: Res 0073-2010 **Version:** * **Name:** LU 32 - Zoning, 592-608 Eleventh Ave, 507-553 West 44th St and 508-558 West 45th St (Block 1073, p/o Lot 1) Manhattan (C100055HAM)

Type: Resolution **Status:** Adopted

In control: Committee on Land Use

On agenda: 3/3/2010

Enactment date: **Enactment #:**

Title: Resolution approving the decision of the City Planning Commission on an application submitted by the New York City Department of Housing Preservation and Development, ULURP No. C 100055 HAM, approving the designation of property located at 592-608 11th Avenue, 507- 553 West 44th Street and 508-558 West 45th Street (Block 1073, p/o Lot 1), Borough of Manhattan, as an Urban Development Action Area, approving the project for the area as an Urban Development Action Area Project, and approving the disposition of a portion of Lot 1, Block 1073) to a developer selected by the Department of Housing Preservation and Development (L.U. No. 32; C 100055 HAM).

Sponsors: Leroy G. Comrie, Jr., Mark S. Weprin

Indexes:

Attachments: 1. Committee Report, 2. Hearing Transcript - Stated Meeting 3/3/10

Date	Ver.	Action By	Action	Result
2/25/2010	*	Committee on Land Use	Approved by Committee	
3/3/2010	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK
RESOLUTION NO. 73

Resolution approving the decision of the City Planning Commission on an application submitted by the New York City Department of Housing Preservation and Development, ULURP No. C 100055 HAM, approving the designation of property located at 592-608 11th Avenue, 507- 553 West 44th Street and 508-558 West 45th Street (Block 1073, p/o Lot 1), Borough of Manhattan, as an Urban Development Action Area, approving the project for the area as an Urban Development Action Area Project, and approving the disposition of a portion of Lot 1, Block 1073) to a developer selected by the Department of Housing Preservation and Development (L.U. No. 32; C 100055 HAM).

By Council Members Comrie and Weprin

WHEREAS, the City Planning Commission filed with the Council on January 29, 2009 its decision dated January 27, 2009 (the "Decision"), on the application submitted by the New York City Department of Housing Preservation and Development pursuant to Section 197-c of the New York City Charter and Article 16 of the General Municipal Law of New York State regarding:

- a) the designation of property located at 592-608 11th Avenue, 507- 553 West 44th Street and 508-558 West 45th Street (Block 1073, p/o Lot 1), as an Urban Development Action Area (the "Area");

b) an Urban Development Action Area Project for such area (the "Project"); and

pursuant to Section 197-c of the New York City Charter for the disposition of a portion of Lot 1, Block 1073) to a developer selected by the Department of Housing Preservation and Development to facilitate the development of mixed-use buildings of varying heights, tentatively known as West 44th Street and 11th Avenue (the "Disposition"), Community District 4, Borough of Manhattan (ULURP No. C 100055 HAM) (the "Application");

WHEREAS, the Application is related to ULURP Applications Numbers N 100052 ZRM (L.U. No. 28), a Zoning Text Amendment relating to Article IX, Chapter 6 (Special Clinton District); C 100051 ZMM (L.U. No. 29), an amendment to the Zoning Map changing from M1-5 to R8/C2-5 and R10/C2-5; C 100053 ZSM (L.U. No. 44), a special permit pursuant to Section 74-681 to permit development over railroad or transit air space; and C 100054 ZSM (L.U. No. 31), a special permit pursuant to Section 74-743 to waive height and setback, distance between buildings and open space regulations;

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 197-d(b)(1) of the City Charter;

WHEREAS, the Application and Decision are subject to review and action by the Council pursuant to Article 16 of the General Municipal Law of New York State;

WHEREAS, the New York City Department of Housing Preservation and Development ("HPD") submitted to the Council its recommendations regarding the Application on January 25, 2010;

WHEREAS, upon due notice, the Council held a public hearing on the Application and Decision on February 24, 2010;

WHEREAS, the Council has considered the land use and financial implications and other policy issues relating to the Application;

WHEREAS, the Council has considered the relevant environmental issues and the Final Environmental Impact Statement (FEIS) for which a Notice of Completion was issued on January 13, 2010 (CEQR No. 09HPD022M).

RESOLVED:

Having considered the FEIS, with respect to the Application, the Council finds that:

- (1) The FEIS meets the requirements of 6 N.Y.C.R.R. Part 617;
- (2) Consistent with social, economic and other essential considerations, from among the reasonable alternatives thereto, the action to be approved is one which minimizes or avoids adverse environmental impacts to the maximum extent practicable; and
- (3) The adverse environmental impacts disclosed in the FEIS will be minimized or avoided to the maximum extent practicable;
- (4) The Decision and the FEIS constitute the written statement of facts, and of social, economic and other factors and standards that form the basis of the decision, pursuant to 6 N.Y.C.R.R.

§617.11(d).

Pursuant to Section 197-d, the Council approves the decision of the City Planning Commission (C 100055 HAM).

The Council finds that the present status of the Project Area tends to impair or arrest the sound growth and development of the City of New York and that a designation of the Project as an urban development action area project is consistent with the policy and purposes stated in Section 691 of the General Municipal Law.

The Council approves the designation of the Project Area as an urban development action area pursuant to Section 693 of the General Municipal Law.

The Council approves the Project as an urban development action area project pursuant to Section 694 of the General Municipal Law.

The Council approves the disposition of a portion of Lot 1, Block 1073) to a developer selected by the Department of Housing Preservation and Development.

Adopted.

Office of the City Clerk, }
The City of New York, } ss.:

I hereby certify that the foregoing is a true copy of a Resolution passed by The Council of The City of New York on March 3, 2010, on file in this office.

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City Clerk, Clerk of The Council