



Legislation Details (With Text)

**File #:** Res 2033-2013      **Version:** \*      **Name:** LU 954 - Planning, UDAAP - 2135-2139 Adam Clayton Powell Jr. Blvd, Manhattan (C 130272 HAM)

**Type:** Resolution      **Status:** Adopted

**In control:** Committee on Land Use

**On agenda:** 11/14/2013

**Enactment date:**      **Enactment #:**

**Title:** Resolution approving the application submitted by the NYC Department of Housing Preservation and Development ("HPD") and the decision of the City Planning Commission, ULURP No. C 130272 HAM, approving the designation of property located at 2135-2139 Adam Clayton Powell Jr. Boulevard (Block 1911; Lots 61 and 62), 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 such properties to a developer selected by HPD (L.U. No. 954; C 130272 HAM).

**Sponsors:** Leroy G. Comrie, Jr., Stephen T. Levin

**Indexes:**

**Attachments:** 1. Committee Report, 2. Hearing Transcript - Stated Meeting 11-14-13

Date	Ver.	Action By	Action	Result
11/13/2013	*	Committee on Land Use	Approved by Committee	
11/14/2013	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 2033

Resolution approving the application submitted by the NYC Department of Housing Preservation and Development ("HPD") and the decision of the City Planning Commission, ULURP No. C 130272 HAM, approving the designation of property located at 2135-2139 Adam Clayton Powell Jr. Boulevard (Block 1911; Lots 61 and 62), 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 such properties to a developer selected by HPD (L.U. No. 954; C 130272 HAM).

By Council Members Comrie and Levin

WHEREAS, the City Planning Commission filed with the Council on October 11, 2013 its decision dated October 9, 2013 (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 properties located at 2135-2139 Adam Clayton Powell Jr. Boulevard (Block 1911; Lots 61 and 62), 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 such property to a developer

selected by the New York City Department of Housing Preservation and Development to facilitate the development of a ten-story mixed-use building, tentatively known as Harlem Dowling, with approximately 60 residential units and community facility use, (the "Disposition"), Community District 10, Borough of Manhattan (ULURP No. C 130272 HAM) (the "Application");

WHEREAS, the Application is related to Application C 130271 ZMM (L.U. No. 955), an amendment to the Zoning Map to change from an existing R7-2 district to an R8A district;

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, by letter dated October 7, 2013 and submitted October 17, 2013, the New York City Department of Housing Preservation and Development (HPD) submitted its requests respecting the Application;

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 negative declaration (CEQR No. 07HPD027M) issued on May 6, 2013 which included (E) designations (the "Negative Declaration");

RESOLVED:

The Council finds that the action described herein will have no significant impact on the environment as set forth in the Negative Declaration.

Pursuant to Section 197-d of the New York City Charter, based on the environmental determination and the consideration described in the report (C 130272 HAM) and incorporated by reference herein, the Council approves the Decision of the City Planning Commission.

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 and subject to the terms and conditions of the Project Summary, a copy of which is attached hereto and made a part hereof.

The Project shall be developed in a manner consistent with the Project Summary submitted by HPD, a copy of which is attached hereto.

The Council approves the disposition of such property 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 November 14, 2013, on file in this office.

.....  
City Clerk, Clerk of The Council