



Legislation Text

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File #: Res 1671-2017, Version: \*

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**THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1671**

**Resolution approving the decision of the City Planning Commission on ULURP No. C 170275 ZMM, a Zoning Map amendment (L.U. No. 733).**

**By Council Members Greenfield and Salamanca**

WHEREAS, the City Planning Commission filed with the Council on July 28, 2017 its decision dated July 26, 2017 (the "Decision"), on the application submitted by the New York City Economic Development Corporation, pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the Zoning Map, Section No. 6b, changing from an existing M1-2 District to a C6-3 District. This amendment in conjunction with the related actions would facilitate a new mixed-use, mixed-income development comprising approximately 730 residential units with ground floor retail space, community facility space and a memorial to commemorate the Harlem African Burial Ground, which comprises a portion of the proposed project site located in the East Harlem neighborhood of Manhattan, (ULURP No. C 170275 ZMM), Community District 11, Borough of Manhattan (the "Application");

WHEREAS, the Application is related to applications N 170276 ZRM (L.U. No. 734), amendment to the text of the Zoning Resolution to designate a Mandatory Inclusionary Housing (MIH) area; C 170093 MMM (L.U. No. 735), an amendment to the City Map; and C 170278 PPM (L.U. No. 736), disposition of City-owned property;

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

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on August 21, 2017;

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

WHEREAS, the Council has considered the relevant environmental issues, including the Final Generic Environmental Impact Statement (FGEIS) for which a Notice of Completion was issued on July 13, 2017 (CEQR No. 16DME011M), which identified significant adverse impacts with respect to historic and cultural resources - archaeological resources, transportation (traffic, buses, subways, and pedestrians) and construction activities related to noise;

**RESOLVED:**

Having considered the FGEIS with respect to the Decision and Application, the Council finds that:

- (1) The FGEIS 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 is one which minimizes or avoids adverse environmental impacts to the maximum extent practicable; and
- (3) The adverse environmental impacts disclosed in the FGEIS will be minimized or avoided to the maximum extent practicable by incorporating as conditions to the approval, those mitigative measures that were identified as practicable.

The Decision and the FGEIS constitute the written statement of facts, and of social, economic and other factors and standards that form the basis of this determination, pursuant to 6 N.Y.C.R.R. §617.11(d).

Pursuant to Section 197-d and 200 of the City Charter and on the basis of the Decision and Application, and based on the environmental determination and consideration described in the report, C 170275 ZMM, incorporated by reference herein, the Council approves the Decision as follows:

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, is further amended by changing the Zoning Map, Section No. 6b, from an M1-2 District to an C6-3 District, property bounded by East 127<sup>th</sup> Street, First Avenue, East 126<sup>th</sup> Street, and Second Avenue, as shown on a diagram (for illustrative purposes only) dated February 21, 2017, Community District 11, Borough of Manhattan.

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 September 27, 2017, on file in this office.

City Clerk, Clerk of The Council