



## Legislation Details (With Text)

<b>File #:</b>	Res 1929-2013	<b>Version:</b>	*	<b>Name:</b>	LU 884 - Zoning, Amendment to the Zoning Map, Bronx and Manhattan (C 130120 ZMY)
<b>Type:</b>	Resolution	<b>Status:</b>		<b>In control:</b>	Adopted Committee on Land Use
<b>On agenda:</b>	9/12/2013				
<b>Enactment date:</b>		<b>Enactment #:</b>			
<b>Title:</b>	Resolution approving the decision of the City Planning Commission on ULURP No. C 130120 ZMY, a Zoning Map amendment (L.U. No. 884).				
<b>Sponsors:</b>	Leroy G. Comrie, Jr., Mark S. Weprin				
<b>Indexes:</b>					
<b>Attachments:</b>	1. Hearing Transcript - Stated Meeting 9-12-13, 2. Committee Report				

Date	Ver.	Action By	Action	Result
9/12/2013	*	Committee on Land Use	Approved by Committee	
9/12/2013	*	City Council	Approved, by Council	Pass

### THE COUNCIL OF THE CITY OF NEW YORK RESOLUTION NO. 1929

Resolution approving the decision of the City Planning Commission on ULURP No. C 130120 ZMY, a Zoning Map amendment (L.U. No. 884).

By Council Members Comrie and Weprin

WHEREAS, the City Planning Commission filed with the Council on August 9, 2013 its decision dated August 7, 2013 (the "Decision"), on the application submitted by Kingsbridge Associates, LLC, pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the Zoning Map, Section No. 1d, to rezone 10 lots from M1-1 and R6/C1-3 to C8-3 to facilitate an expansion of the existing River Plaza Shopping Center in the Marble Hill neighborhood in the Bronx, Community District 7 (ULURP No. C 130120 ZMY), Boroughs of Manhattan and the Bronx (the "Application");

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 September 3, 2013;

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

WHEREAS, the Council has considered the relevant environmental issues and the conditional negative declaration (CEQR No. 13DCP047X) issued on August 5, 2013, which includes an (E) designation as part of the proposed action ("CEQR Declaration E-303") to avoid potential for significant adverse hazardous material impacts (the "Conditional Negative Declaration");

RESOLVED:

The Council finds that the action described herein will have no significant impact on the environment subject to (i) CEQR Declaration E-303 and (ii) the terms of the Conditional Negative Declaration which includes the following requirement:

The applicant agrees to contact the New York City Department of Transportation (NYCDOT) within six months after the completion of this project and to inform them of the need to implement the traffic signal adjustments at three intersections as specified in the Conditional Negative Declaration.

Pursuant to Sections 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 this report, C 130120 ZMY, incorporated by reference herein, the Council approves the Decision.

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. 1d:

1. eliminating from within an existing R6 District a C1-3 District bounded by the former centerline of Broadway, West 225<sup>th</sup> Street, a line 100 feet southeasterly of the former southeasterly street line of Broadway, and the northeasterly boundary line of the Penn Central Railroad right-of way;
2. changing from an R6 District to a C8-3 District property bounded by Broadway, West 225<sup>th</sup> Street, a line 100 feet southeasterly of the former southeasterly street line of Broadway, and the northeasterly boundary line of the Penn Central Railroad right-of way; and
3. changing from an M1-1 District to a C8-3 District property bounded by a line 100 feet southeasterly of the former southeasterly street line of Broadway, West 225<sup>th</sup> Street, the westerly boundary line of a railroad right-of way, a line 625 feet southwesterly of West 225<sup>th</sup> Street, and the northeasterly boundary line of the Penn Central Railroad right-of-way;

as shown on a diagram (for illustrative purposes only) dated March 18, 2013, and subject to the conditions of CEQR Declaration E-303, Community District 7, Boroughs of Manhattan and the Bronx.

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 12, 2013, on file in this office.

City Clerk, Clerk of The Council