



Legislation Details (With Text)

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On agenda: 11/11/2004

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Title: Resolution approving with modifications the decision of the City Planning Commission on ULURP No. C 040444 ZSM (L.U. No. 288), grant of a special permit pursuant to Section 74-721(a) of the Zoning Resolution to modify the height and setback regulations of Section 33-43 (Maximum Height of Walls and Required Setbacks) and the tower regulations of Section 33-45 (Tower Regulations) to facilitate the development of a mixed use building, Manhattan.

Sponsors: Melinda R. Katz, Tony Avella

Indexes:

Attachments: 1. Committee Report, 2. Hearing Transcript - Stated Meeting 11/10/04

Date	Ver.	Action By	Action	Result
10/27/2004	*	Committee on Land Use	Approved by Committee with Modifications and Referred to CPC	
11/10/2004	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK
RESOLUTION NO. 682

Resolution approving with modifications the decision of the City Planning Commission on ULURP No. C 040444 ZSM (L.U. No. 288), grant of a special permit pursuant to Section 74-721(a) of the Zoning Resolution to modify the height and setback regulations of Section 33-43 (Maximum Height of Walls and Required Setbacks) and the tower regulations of Section 33-45 (Tower Regulations) to facilitate the development of a mixed use building, Manhattan.

By Council Members Katz and Avella

WHEREAS, the City Planning Commission filed with the Council on September 15, 2004 its decision dated September 8, 2004 (the "Decision") on the application submitted by 1800 Park Avenue LLC, pursuant to Sections 197-c and 201 of the New York City Charter, for the grant of a special permit pursuant to Section 74-721(a) of the Zoning Resolution to modify the height and setback regulations of Section 33-43 (Maximum Height of Walls and Required Setbacks) and the tower regulations of Section 33-45 (Tower Regulations) of the Zoning Resolution, to facilitate the development of a 42-story mixed use building on a zoning lot located at 1800 Park Avenue (Block 1749/Lots 24, 31, 33, 35, 40 and 43), in a C4-7 District, Community District 11, Borough of Manhattan (ULURP No. C 040444 ZSM) (the "Application");

WHEREAS, the Application is related to ULURP Applications Numbers C 040443 ZMM (L.U. No. 286), an amendment to the Zoning Map; and C 040445 ZSM (L.U. No. 287), a special permit pursuant to Section 74-52 of the Zoning Resolution;

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 October 19, 2004 on the Decision and Application;

WHEREAS, the Council has considered the relevant environmental issues and the Negative Declaration, issued on May 10, 2004 (CEQR No. 04DCP053M);

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

RESOLVED:

The Council finds that the action described herein will have no significant effect on the environment; and

Pursuant to Sections 197-d and 200 of the New York City Charter and on the basis of the Decision and Application, the Council approves the Decision with the following modifications:

The Department of City Planning Report C 040444 ZSM filed with the Council on September 15, 2004 with the dimensions, specifications and zoning computations indicated on the plans with the last revised date of October 27, 2004:

<u>Drawing</u>	<u>Title</u>	<u>Last Revised Date</u>
Z-8	Height and Setback: North - South	October 27, 2004
Z-9	Height and Setback: East - West	October 27, 2004

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 10, 2004, on file in this office.

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

